

THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, JANUARY 13, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP AT SHERIDAN

ON THE PRESIDIO

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

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FACILITATOR KERN: Welcome to

everyone, and thank you for your attendance. Happy New Year. I hope we progress onto a new year of fun interaction on the Presidio regarding cleanup issues.

I'd like to see if everyone has an agenda tonight. Any comments or suggestions on the agenda?

I actually have one. If we have time, I'd like to insert near the end of the meeting a review, a quick review, of the process that brought us to the end of the Crissy Field RAP process, and perhaps what people visualize for the upcoming Main Installation process. We'll put that in after No. 7, if that's agreeable.

Any other comments or announcements? None. Old Business? None. Committee Business?

BOARDMEMBER YOUNGKIN: At the December committee meeting we talked about the Remedial Action Plan. It was kind of a sparse group. We had a good meeting. The January meeting will be on the 27th, and that's at Fort Mason, and we're scheduled to talk about the Feasibility Study. And there's a sign-up sheet in the back for committee RAB members to join. Thank you.

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RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

JULIA CHEEVER

ROMY FUENTES

ARLEEN GEMMIL

BRUCE HANDEL

ROGER HENDERSON

MOLLY HOOPER

DOUG KERN

LEEANN LAHREN

ANDREW LOLLI

BRUCE MCKLEROY

JAN MONAGHAN

HOWARD NATHIEL

JANE POWERS

LOUIS ROSENBAUM

WESLEY SKOW

BRIAN ULLENSVANG

MARTHA WALTERS

DAVID WILKINS

JOANNE WINSHIP

MICHAEL WORK

MARK YOUNGKIN

24

25

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FACILITATOR KERN: One thing that I would add about what we talked about is, we're beginning to develop a list of all the Main Installation sites and have RAB members look at how they feel, basically, their ideas for what would be a useful remedial alternative. That would be something that's involved in this future process with the Main Installation sites. So we hope to have a draft of that going at the next committee meeting so RAB members can begin to review it, think about it, add to it. So over the period of the next month, RAB members can have some input into that process.

BOARDMEMBER MCKLEROY: What are these committee names? Are there any new committees?

BOARDMEMBER YOUNGKIN: No, they're all the same committees as last year.

BOARDMEMBER MCKLEROY: Do we have the nominating committee active?

BOARDMEMBER YOUNGKIN: We have a selection committee that's active, and right now Leeann has the list of candidates for membership and she's looking through those again. That's where the selection process is.

FACILITATOR KERN: Anything else on

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1 committee work?

2 BOARDMEMBER POWERS: I have a
3 question. Having missed the last meeting, I have a
4 question about the Education and Outreach
5 Committee. What recent activity has there been?

6 FACILITATOR KERN: I think that the
7 RAB took some time to -- I'm thinking back a few
8 months now, about the time that we were talking
9 about the landfill resolution. This was several
10 months back, April or May. We began to talk about
11 that outside the RAB. We also took information
12 regarding the Feasibility Study out to other
13 neighborhood organizations and made attempts to
14 inform other organizations about Feasibility Study
15 issues. Since that time, there hasn't been a
16 coordinated program.

17 But I could see something -- particularly
18 with the RAB -- beginning to develop its ideas on
19 remedial alternatives. That same set of ideas
20 could then be taken out to various organizations to
21 get their read and input.

22 BOARDMEMBER GEMMIL: I think Julia
23 Cheever has been doing a lot of outreach and
24 communication.

25 BOARDMEMBER CHEEVER: Well, I wrote

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1 Stakeholders, in a December meeting,
2 suggested -- I think it was representatives of the
3 Trust, perhaps their consultants -- that we depart
4 from the strategy we had originally adopted for the
5 Main Installation sites, and take an approach that
6 we did similar to Crissy Field. We thought that
7 approach would be better, because the basis of
8 negotiation would be a statement of what it is that
9 the other stakeholders wanted.

10 The suggestion from the Park Service and
11 Trust was, "Why don't you allow us an opportunity
12 to present what we think would be an appropriate
13 remediation action or alternatives at the Main
14 Installation site, and let that be the basis of
15 negotiations between the Army and the rest of the
16 stakeholders for formulating whatever decision we
17 ultimately decide to make."

18 And, as I understand it, the Trust is, in all
19 likelihood, going to engage Erler & Kalinouski,
20 Inc., the consultants that worked with GGNRA on the
21 Crissy Field RAP. They are going to use the same
22 consulting firm to assist them with the Main
23 Installation sites.

24 The Army feels that that's probably a good
25 approach, because, historically, what we've done is

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1 an article for the upcoming newsletter -- I'm not
2 sure when that is coming out -- on review of RAB
3 activities, which was kind of fun to do. I also
4 wrote an article for the Sierra Club Yodeler, about
5 the Feasibility Study and Crissy Field. And, of
6 course, I'm in touch with my neighborhood group, as
7 many people here are.

8 FACILITATOR KERN: Any other
9 Committee Business? All right. Moving to Item 5,
10 Presentation, Discussion.

11 BOARDMEMBER WILKINS: I just wanted
12 to take the opportunity here this evening to
13 explain to everyone what process we have adopted to
14 complete the decision-document process for the Main
15 Installation sites.

16 As you know, we published a draft Feasibility
17 Study last summer. The comment period ended around
18 the middle of September, I think it was actually
19 September 10th. There was a flurry of comments on
20 that document. There were some strategy sessions
21 among the stakeholders as to how the Army should
22 best respond to those comments as we began going
23 through the Crissy Field process. In other words,
24 how we're going to achieve consensus on remedial
25 alternatives there.

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1 we have tried to interpret what the reuse authority
2 thought was appropriate, and in almost every single
3 case the Army would interpret that wrong and we'd
4 end up producing a document that would meet with a
5 lot of contention and disagreement.

6 So similar to what we've done with the Crissy
7 Field RAP, we feel that if the reuse authority, in
8 this case, the Presidio Trust, the Park Service,
9 some of their associated organizations like the
10 GGNRA Advisory Commission, if they came to the Army
11 and said, "Here's what we think would be a good
12 idea for addressing environmental issues at these
13 sites," that that would be a good launching point
14 for all of our discussions.

15 So, as I understand it, the Trust and its
16 consultants are in the process of developing that
17 document right now, and they are going to present
18 it as a document. They are going to look at all
19 the Main Installation sites that were presented in
20 the draft Feasibility Study that the Army published
21 last year, and we don't know, they may add sites to
22 that. But their intention is to present their
23 concerns and how they feel would be an appropriate
24 way to address the environmental issues.

25 And similar to what we've done for Crissy

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1 Field, we'll have a series of meetings, typically,
 2 RPM meetings, but have them more frequently than on
 3 monthly basis, and invite stakeholders to
 4 participant in the negotiation process that will
 5 ultimately lead us to a consensus on how we're
 6 going to deal with all of these sites. We did not
 7 establish a time frame for them to -- a specific
 8 time frame, rather -- finish that, but we kind of
 9 targeted somewhere around early to mid February.
 10 So perhaps something in the next three to four
 11 weeks we could expect to see that from the Trust
 12 and its consultants. And then at that point, we
 13 plan to organize a series of meetings to begin our
 14 negotiation process.

15 The follow on to that, once we're in a
 16 negotiation process -- and this is something that
 17 the Army is trying to decide to do -- should the
 18 Army then prepare a revised Feasibility Study for
 19 the Main Installation sites, or, should we, based
 20 on the negotiations that we have, just prepare a
 21 Responsiveness Summary to the draft FS similar to
 22 what we did for Crissy Field, versus the comment
 23 draft RAP. Which way we go is yet to be
 24 determined. It is our intent to have that
 25 discussion with as many of the stakeholders as

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1 members to discuss at committee meetings or to
 2 attend these RPM meetings, will come after the
 3 Trust and its consultants prepared their
 4 documents.

5 BOARDMEMBER GEMMIL: When the Trust
 6 is preparing their document, are they using the
 7 same budget that you had for your Feasibility
 8 Study, was it \$36 million? Or are they not
 9 thinking about money? What are kind of budget are
 10 they looking at?

11 BOARDMEMBER WILKINS: What they're
 12 doing is starting from scratch. They're looking at
 13 the Main Installation sites based on what was in
 14 the Basewide RI Report. And they're using their
 15 own consultants and their own professional and
 16 technical judgement to determine what would be
 17 appropriate courses of action.

18 BOARDMEMBER ULLENSVANG: The money to
 19 do that would come out of the Presidio Trust and
 20 Park Service's current operating budget, so that
 21 right there's a division of the money coming in
 22 from the Congress, and it's divided between the
 23 Park Service and the Presidio Trust. So the Trust
 24 would use a portion of their money to do this work,
 25 to do whatever work is necessary to support this

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1 possible, so the best course of action will be
 2 chosen there.

3 Right now our budget has been developed to do
 4 a Responsiveness Summary and not to revise the
 5 Feasibility Study in its entirety, so that's
 6 something that we have to think about in terms of
 7 what that cost is going to be. I think the good
 8 thing is, we're going to get the stakeholders
 9 involved in that decision, so whichever way we go
 10 it's going to be the best decision for the
 11 consensus of the stakeholders here. So overall,
 12 that's the process right now.

13 In the meantime, what the Army is doing, is
 14 the Army is continuing to look at many of the
 15 comments that were received on the initial draft
 16 Feasibility Study from last year and begin to
 17 prepare some assessments on what would be some of
 18 the best approaches for looking at a variety of
 19 potential compromises on some of those issues that
 20 folks have raised regarding landfills and
 21 institutional controls, and that type of thing.
 22 But all that is going on behind the scenes right
 23 now.

24 I think that active involvement from the
 25 larger group in terms of opportunities for use, RAB

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1 effort.

2 BOARDMEMBER GEMMIL: The cleanup?

3 BOARDMEMBER ULLENSVANG: No. At
 4 this time, any sort of assessment that they would
 5 do on which to base further discussions with the
 6 Army would come out the general operating money
 7 that the Trust has. The cleanup would still come
 8 from the Army.

9 BOARDMEMBER GEMMIL: Right. But the
 10 Army, at the Feasibility Study, they were looking
 11 at a budget of about \$36 million for cleanup. When
 12 EKI comes up with their report, are they still
 13 operating on \$36 million?

14 BOARDMEMBER ULLENSVANG: No. They
 15 won't be looking at what the current cleanup budget
 16 was, they will be looking at what the appropriate
 17 remedies are.

18 BOARDMEMBER GEMMIL: And not worrying
 19 about the cost?

20 BOARDMEMBER ULLENSVANG: Not worried
 21 to any extent above and beyond what is otherwise
 22 required. I mean, cost is one of the
 23 considerations in picking an appropriate remedy,
 24 but it is not that the total sum has to add up to
 25 less than \$36 million, that's not a constraint.

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1 BOARDMEMBER GEMMIL: But what if they
2 come up with a cost of \$64 million?

3 BOARDMEMBER ULLENSVANG: Then that's
4 what they will come up with, and that will be the
5 beginning of the discussions with the Army as to
6 what their final appropriate remedies are.

7 BOARDMEMBER GEMMIL: Oh, okay.

8 BOARDMEMBER WILKINS: So when I'm
9 saying they're starting from scratch, that's
10 essentially what they're doing. I mean, it would
11 be as if they're coming in, they're looking at all
12 the sites, and they're using their professional
13 engineers and scientists and geologists, and
14 saying, what's the best way to deal with
15 environmental issues at these sites, and using
16 their professional judgment to use the most
17 cost-effective means to do that. But their cost of
18 the remedies that they may propose may be a lot
19 more than what was in the Army's draft Feasibility
20 Study, they could be about the same. But it could
21 be triple or quadruple of that.

22 BOARDMEMBER ULLENSVANG: And if you
23 look at what happened at Crissy Field, some sites
24 were more and some sites were less.

25 BOARDMEMBER GEMMIL: Right, but you

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1 participation by stakeholders in two contexts. One
2 was the RPM meeting that would negotiate using the
3 Trust proposal as a basis. The next was in the
4 decision about whether there would be a revised
5 Feasibility Study or just a Responsiveness
6 Summary. Would representatives of the RAB be
7 included with the stakeholders in both of those two
8 contexts?

9 BOARDMEMBER WILKINS: Well, to the
10 degree that they have been up to this point.
11 Unfortunately, we have these meetings during -- for
12 the technical members here, we get paid to do this,
13 so we have these meetings during normal business
14 days.

15 Fortunately, for the RAB, Doug has had the
16 flexibility in his career to participate in these
17 meetings to the maximum extent possible. So at
18 least you do have some representation, and I'm sure
19 you all have interacted with Doug over time. And
20 he's done his best to keep you informed on that,
21 and he's done his best to try to represent your
22 interest in these discussions. So that's how we
23 see the connection of getting the RAB or the
24 general public involved in that decision-making
25 process.

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1 ended up with about the same budget, as I
2 remember.

3 BOARDMEMBER WILKINS: The resolutions
4 that were agreed to for Crissy Field were about \$4
5 million more than what the Army had originally
6 planned for in the draft Crissy Field RAP. If
7 that's an indication then we can expect that the
8 proposed remedies that they present would probably
9 cost more than the cost were that were presented by
10 the Army in its draft Feasibility Study last year.

11 BOARDMEMBER GEMMIL: What was the
12 approximate budget?

13 BOARDMEMBER WILKINS: Is Bob Boggs
14 here? Bob, did you hear that question?

15 MR. BOGGS: No, I didn't.

16 BOARDMEMBER WILKINS: What was the
17 approximate budget in the Crissy Field Draft RAP?
18 And then what was the approximate budget in the
19 revised remedies?

20 MR. BOGGS: Essentially, it doubled.
21 We had a baseline cost estimate. Don't quote me on
22 this number for the base RAP, but it was something
23 like 3.8 million. And basically, the changes were
24 another 3.2 million.

25 BOARDMEMBER CHEEVER: You mentioned

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1 BOARDMEMBER CHEEVER: I have a
2 related question. In the Crissy Field process, I
3 believe that the RAB and other people participated
4 to a certain point. But when it came time to put
5 out the initial document, the one that got revised,
6 only the Army participated in making the decision
7 of what went into it. And then in the second
8 go-around, where the GGNRA participated very
9 heavily, I think a number of stakeholders
10 participated for part of the time, but then at a
11 certain point it was only the Army, the NPS, and
12 the GGNRA. Is that going to happen again with the
13 Feasibility Study, or will representatives of the
14 RAB be allowed to participate throughout, including
15 the decision-making time at the very end?

16 BOARDMEMBER WILKINS: That's a good
17 question. I think you might be a little bit
18 mistaken in how the participation was developed.

19 When Erler & Kalinouski, GGNRA's consultant,
20 presented their package on Crissy Field initially,
21 they did that at an RPM meeting. I don't know if
22 Mark or Doug, who usually attend those, if either
23 one of them were there, but that started that whole
24 discussion process. There may have been occasions
25 where there were conference calls here or there

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1 that neither one of them participated in, but it
2 was probably because they were done on the spur of
the moment. It was like, "Hey, let's do this
4 tomorrow morning," or something like that. It
5 wasn't an intentional type of exclusion.

6 One thing we did learn as we went through the
7 process, it got to the point where there was more
8 of a success when there were discussions between
9 myself and the Trust lead person, from the Trust
10 consultant, Mr. Ted Erler, that we could not have
11 achieved in the larger meeting with ten or 15
12 people. But none of those discussions that I had
13 with him resulted in sweeping changes to anything
14 that was presented in the larger group. It was
15 merely trying to resolve some minor things that
16 were sticking points that allowed us to move on.
17 It was more effective for two people to do that on
18 the phone than to do that with ten or 15 people and
19 everybody chiming in. And ultimately, we did come
20 back to the larger group and present what our
21 discussions were resulting in.

22 One of the things that I did mention to Doug
23 that we didn't do effectively, that I told him that
24 I feel like it's my responsibility to assume this
25 role, and that is to do a better job of keeping the

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1 I'm a little concerned that the Trust's
2 priorities may not always converge with the
3 priorities of the general public. There are lots
4 of different priorities of the public, we all
5 represent different people and different
6 interests. But I think a lot of us represent
7 people who think of using the Presidio as a park,
8 and, of course, the Trust is under the mandate of
9 becoming fiscally self-sustaining while also trying
10 to meet the objectives of the General Management
11 Plan.

12 I'm concerned that if the Trust's priorities
13 are not always the same as people in the public
14 that we hope to represent, or at least hope to be
15 in touch with, and if the RAB and members of the
16 public do not participate very strongly in the
17 decision making, that the decision might not be one
18 that everybody wanted. So I'm very concerned about
19 making sure that public participation is built into
20 it. I guess one way is having RAB representation
21 at all of these meetings, at least, allowing the
22 possibility of it, and there may be other ways as
23 well.

24 I think that in the Crissy Field project that
25 the GGNRA'S priorities did happen to converge with

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1 larger RAB informed. And perhaps a mechanism of
2 sending out some E-mail when we do have
3 discussions. Such, if I do have discussions like
4 this on the Main Installation, if our discussions
5 do evolve like they did with the Crissy Field RAP,
6 where I would have discussions, say, with the Trust
7 consultant or the Park Service, or something, and
8 the RAB members, or a RAB representative didn't
9 have an opportunity to be there. Then I could send
10 out a short E-mail and say, "Hey, I talked on a
11 side conversation, blah, blah, blah, here's what we
12 talked about." Just to keep you in the loop, we
13 can do better at that this time around than we did
14 with the Crissy Field RAP. And so I make that
15 commitment to do that.

16 Certainly, there wasn't any intentional
17 exclusion at any time during the process. I think,
18 as the nature of how the discussions were going, on
19 occasion, it was better to have a discussion with
20 myself and the lead person from the consulting
21 company to resolve some of the things that were
22 sticky points so that we could move on.

23 BOARDMEMBER CHEEVER: Well, I have a
24 reason for bringing this up, which I would like to
25 state right now.

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1 what I think of as some of the public park user's
2 priorities more closely, and that may be why
3 everyone is happy with the outcome, and perhaps,
4 why you didn't have more comments tonight. I'm not
5 sure it's going to be exactly the same for the
6 Feasibility Study, and I'm very eager to make sure
7 that there's public participation and comment.

8 BOARDMEMBER WILKINS: Well, I think
9 everyone is aware that the Main Installation site
10 and that whole program is going to be intensely
11 more complicated than Crissy Field was. And I sort
12 of misspoke when I was telling you about the Trust
13 consultant, EKI, because I sometimes get confused.
14 They were the Trust consultants on the comments on
15 the FS, but they were GGNRA'S consultant on Crissy
16 Field, and now they are back to being the Trust
17 consultant for the Main Installation part here.

18 I mean, your comment and your concerns are
19 well taken, and we're going to do our best to keep
20 the RAB representatives informed of all the
21 meetings. I know that on our distribution lists
22 that there are at least three RAB members on the
23 distribution list, Doug, Mark and Scott Miller. So
24 you'll always have a point of contact to know when
25 the meetings are going on if you can free yourself

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1 up on a given day to attend, that would be great.
 2 And you're going to have ample opportunity to
 3 troubleshoot the Trust's remedies to determine for
 4 yourself in your own mind if they, in fact, are in
 5 keeping with what you vision as the appropriate
 6 remedies for more park-related type of remedies as
 7 opposed to developer, or whatever your concerns
 8 might be.

9 FACILITATOR KERN: I might jump in
 10 here, if I could, as a RAB member for a moment.
 11 I'd like to emphasize and echo some of your
 12 comments, Julie, and say that I think we have to
 13 remain proactive in this process, and even more
 14 than we have been. And to do that, this process
 15 that I outlined earlier, of thinking through what
 16 alternatives we'd like to see for various sites and
 17 get our plan together, and see if we can generate
 18 some consensus within the RAB.

19 I think with the Trust, we have a line of
 20 communication open, and that if we get that plan to
 21 them before they present their document, as a
 22 starting point, we'll even have more influence on
 23 the final thing. I'm really going to push us to
 24 try to develop our position, basically, and have
 25 that worked on by the Trust consultant so they know

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1 I've been very sporadic with my attendance in
 2 meetings. But the meeting that I attended with the
 3 RPM meeting and the Park Service and GGNRA and
 4 their consultants and the regulators and everybody
 5 else concerning the Crissy Field RAP, one of the
 6 things that I was really struck by was that the
 7 Army and EKI were making a deal, and the regulators
 8 were in the back seat, and that really concerned
 9 me. I'm not sure why that was happening, but I
 10 think that we have a need to make sure that
 11 regulatory agencies are really involved in the
 12 decisions rather than the Army and EKI, or the
 13 Trust or GGNRA making the decisions without the
 14 regulatory agency's input. It became pretty clear
 15 that it was just these two entities talking and
 16 nobody else, and there are a lot more people
 17 involved in that process. So that's just a
 18 perception.

19 BOARDMEMBER WILKINS: I would say
 20 that while you may have had that observation, that
 21 it wasn't entirely accurate. I think that, for
 22 example, the Park Service, I know, was intimately
 23 involved with GGNRA and the courses of action that
 24 were presented, and Brian can speak to the degree
 25 that he was involved in that. Further, both Romy

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1 what our interests are.

2 BOARDMEMBER WORK: I'd like to add
 3 something. EPA really appreciates Julia's question
 4 and concern, because we've had issues as recently
 5 as this morning that fit right into the questions
 6 that you raised. And that is, that there's a
 7 nationally approved and accepted methodology for
 8 selecting remedies. It's in the NCP. There are
 9 nine criteria that are followed, and the process
 10 guarantees that anybody from the public can review
 11 the decisions that were made and how a certain
 12 remedy meets each criteria, and it's all laid out
 13 that way. And we're having issues related to that
 14 nine criteria question right now on Crissy Field.

15 From what I've heard tonight, I'm thinking to
 16 myself, who's going to be applying those nine
 17 criteria and showing the public how each remedy
 18 satisfied those nine criteria when the Trust comes
 19 up with their remedies? So I don't know if we have
 20 an answer for that yet, but I'm thinking to myself,
 21 is the Trust going to be following the NCP? Is the
 22 Army going to be following the NCP? And I guess I
 23 don't have an answer for you, Julia, but your
 24 question really vibrates with me right now.

25 BOARDMEMBER WALTERS: I know that

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1 and Michael participated in all of these
 2 discussions. They were aware of all of the
 3 proposals that were being discussed and tossed out
 4 around the table regarding the various sites at
 5 Crissy Field. They had ample opportunity to
 6 interject regulatory concerns throughout the
 7 process. And I think when they had a concern they
 8 did raise it. Romy, in fact, submitted some
 9 comments where we had discussions about -- we spent
 10 an entire meeting just discussing DTSC's comments
 11 on the very proposals that, from your observation,
 12 you didn't think they had any involvement in.

13 So we did involve the regulators to that
 14 degree. They participated in meetings, they had
 15 opportunity to make their comments, and make known
 16 their concerns about the direction we're heading.

17 It may have seemed that myself or that
 18 GGNRA's consultant were doing a lot of talking,
 19 that may have been the case, but that's merely the
 20 position of being the spokesperson for representing
 21 a lot of different folks.

22 BOARDMEMBER ULLENSVANG: I want to
 23 point out one difference, and then also encourage
 24 everyone, as Doug did, to be proactive and getting
 25 your viewpoints into the process, because I

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1 certainly think that the process certainly can be
2 improved over what was done with Crissy Field. I
3 now that several people felt excluded during that
4 process, and we can talk about whether it was real
5 exclusion or perceived exclusion, but that doesn't
6 matter to me, it's that people felt excluded, and
7 that's important to try to correct that.

8 One difference is that a Crissy Field draft
9 RAP was submitted which did not express a consensus
10 of any of the stakeholders. And right now for the
11 Feasibility Study, and I think for the Main
12 Installation sites, we're ahead of that process.
13 The idea is to develop some sort of idea of what
14 the remedies should be prior to a draft RAP, which
15 then at the draft RAP stage allows a very formal
16 public comment and interaction period, to the
17 extent, that if anything has been missed up to that
18 point, the public is invited back into the
19 process.

20 At Crissy Field the discussions went on
21 during that public involvement so that it became
22 very awkward and people weren't sure what they were
23 commenting on. I think, because of that difference
24 in the sequence, that will fundamentally make the
25 system more able to be communicated just because of

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1 good question. We haven't had that discussion yet
2 with the Trust or its consultant in terms of what
3 the actual document is going to look like that will
4 be produced, which represents the consensus on the
5 Feasibility Study alternatives that we're going to
6 use at the Main Installation sites. I mean, we're
7 going to have that discussion as I mentioned
8 earlier, we just haven't had it yet. And when we
9 do, the RAB, or the representatives will have every
10 opportunity to participate in that discussion.

11 BOARDMEMBER MCKLERoy: Do you

12 anticipate going site-by-site, or are you waiting
13 to see what their greater plan is?

14 BOARDMEMBER ULLENSVANG: I'm not sure

15 that your characterization is capturing some of
16 what's happening right now.

17 As you know, the Trust now has an executive
18 director who started two weeks ago, so there's a
19 little bit of development as he becomes more
20 involved. So that's factoring into this process
21 and what the Trust is doing. I can assure you that
22 right now there isn't any big secret plan that they
23 are crafting as to how this document will come
24 forward.

25 To my knowledge, there is no real firm

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1 the timing. But I do think that everyone who wants
2 to participate does need to actively try to make
3 sure that that participation -- that they are
4 included in that participation when they need to
5 be.

6 BOARDMEMBER MCKLERoy: I have a few
7 questions. This revised FS or Responsiveness Study
8 will be primarily a product -- it sounds like --
9 with the Army and EKI, because that's what I
10 understand happened with the Crissy Field RAP. I
11 would think from a baseline, we should understand
12 what sort of structure to expect, and also, I think
13 that if EKI is going to be such a lead entity in
14 this process, I think they owe the RAB and the
15 public some sort of an announcement of their
16 processes and their thinking on it.

17 I was wondering if you have discussed any of
18 that, particularly, with respect to the structure
19 of the FS, and how it is going to be written,
20 particularly, since it was so difficult for us to
21 go through the first one. I mean, we're more
22 familiar now with it, but I would like to have sort
23 of a read ahead of the type of structure you
24 envision.

25 BOARDMEMBER WILKINS: Well, that's a
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1 concept yet, as to exactly what is to come forth.
2 The general idea is to look at, individually, and
3 then collectively, all the different sites on the
4 Main Installation and evaluate what would be
5 appropriate remedies, and that would include the
6 types of things that are factored into the nine
7 criteria. And from that evaluation use that as a
8 tool to discuss what appropriate remedy should be
9 applied with the Army.

10 BOARDMEMBER HOOPER: A week or two
11 ago I, and a number of other people who are here
12 this evening, had the opportunity of hearing Jim
13 Meadows speak briefly. And he spoke about his
14 experience at the Lowry Air Force Base there, and
15 granted the cleanup was -- the nature of how the
16 cleanup was done was different from what is being
17 done here, but I came away with two thoughts of
18 slightly different approach that he might recommend
19 to the Presidio, and I just wanted to get your
20 feedback on it, Dave.

21 One was that he felt that while he was at
22 Lowry Air Force Base, that he had helped promote
23 cleanup methods that were innovative, and perhaps,
24 might not have been considered at the Presidio,
25 which were cheaper. And similarly, he stated that

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1 he had tremendous success contracting privately.
 2 And that raised a question in my mind whether it's
 3 not really the job of the Trust at this moment to
 4 take it over from you, but whether the whole
 5 contracting of the cleanup might be reconsidered,
 6 and if that's something that you have discussed?

7 BOARDMEMBER WILKINS: Well, with
 8 regards to your first question about innovative
 9 technology, the Army is certainly very much aware
 10 and likes to use innovative technology when and
 11 where possible. In fact, Roger is the innovative
 12 technology subject-matter expert for the Sacramento
 13 Corps of Engineers. Unfortunately, here at the
 14 Presidio, because of the short amount of time we
 15 have for achieving cleanup because of the
 16 priorities of reuse, we haven't had as many
 17 opportunities as we would like to implement
 18 innovative technologies as selected remedies here.
 19 In the event that those opportunities present
 20 themselves to the Main Installation sites, we'll
 21 certainly be open to using those, assuming those
 22 are, in fact, remedies that are achieved through
 23 our consensus process.

24 With regard to the contracting, the overall
 25 contracting of this cleanup program, and that being

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1 question. I don't know that there's anybody that
 2 knows the answer to that question, but I think it's
 3 a very important question, because it's really
 4 getting to the heart of it. Who's in the show?
 5 Who considers themselves stakeholders? How is the
 6 public right being exercised in negotiations?

7 BOARDMEMBER WORK: And I think if the
 8 Trust is proposing remedies, why are they not here
 9 tonight?

10 BOARDMEMBER POWERS: That's a
 11 question that has been bothering me for a long
 12 time. They seem to be very much involved in what's
 13 going on, but we never get to meet them, or, I
 14 mean, some of us don't get to meet them, that seems
 15 awkward to me, as a process.

16 BOARDMEMBER FUENTES: Can I respond
 17 to that? Part of our comments in the Feasibility
 18 Study is for the Army to coordinate with the reuse
 19 agency with regards to the cleanup and the proposed
 20 alternative, because we thought that if there's
 21 going to be consistency in the cleanup and reuse
 22 there's going to be dollars associated with it. So
 23 we recommended that the Army coordinate with the
 24 reuse entity so there would be a concession between
 25 the two agencies without sacrificing any kind of

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1 transferred over or managed somehow by the Trust, I
 2 am aware that there are some high-level discussions
 3 regarding that very matter going on at this time.
 4 But I have no idea about the nature of those
 5 discussions, or if it's a realistic possibility
 6 that it could happen, or what. But I do know that
 7 those discussions are being conducted.

8 BOARDMEMBER POWERS: I have a
 9 question or a comment. First of all, this
 10 discussion about the role of the RAB has been
 11 rolling along at least for a month. The role
 12 really does seem to be shifting over the last
 13 couple of months. I think it has shifted or
 14 changed, altered, directly as a result of the
 15 Trust. I see there has been some role shifting
 16 going on. And as Julia so eloquently put it, it
 17 does raise questions about public access and about
 18 processing.

19 So my question, about how are the criteria
 20 applied, seems to me is still sort of floating out
 21 there, because I didn't hear an answer. It's a
 22 very important question, it's a very important part
 23 of the public right and responsibility to whatever,
 24 to the Presidio and the cleanup and the
 25 remediation. That's both a comment and a

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1 public participation.

2 So I think that evolves in this kind of
 3 process, but still, not ignoring the fact that they
 4 need to follow NCP. We're not trying to ignore
 5 public participation in the process, we just wanted
 6 to have some sort of coordinated effort between the
 7 Army and the reuse entity, because down the road
 8 you see problems, and that was our experience at
 9 some other bases, when there's no consistency
 10 between the reuse and the cleanup.

11 BOARDMEMBER WILKINS: And I would
 12 also like to add, that your comment about meeting
 13 criteria for the evaluating alternatives, which is
 14 what Michael mentioned earlier, there's evidence
 15 that maybe we did not do that as adequately as we
 16 should have for the Crissy Field remedies that we
 17 had presented. But I think now that we know that,
 18 we certainly intend on making sure that we don't
 19 make that same mistake or allow the process to
 20 occur, that that somehow gets overlooked, if you
 21 will. However, we ultimately achieved whatever
 22 remedies are appropriate at all the Main
 23 Installation sites. I can assure you that the
 24 Army, working together with Romy and Michael, the
 25 Trust and the RAB members and the stakeholders,

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1 that we're going to make sure that NCP criteria,
2 the nine criteria, the stage criteria, and any
3 other criteria, are factored into that
4 decision-making process.

5 BOARDMEMBER GEMMIL: Brian was
6 talking about the Trust consultant, EKI, coming in
7 and looking at the Main Installation on a
8 site-by-site basis. But it occurs to me that when
9 they do that they should also be looking at the
10 comments that they received on this.

11 BOARDMEMBER ULLENSVANG: EKI has read
12 through those comments.

13 BOARDMEMBER GEMMIL: And do you think
14 this is something that they will factor into their
15 recommendation?

16 BOARDMEMBER ULLENSVANG: I would
17 expect they would, yes. And I would also expect
18 the Park Service to be involved in this process.
19 And we certainly were very cognizant of the
20 overwhelming public opinion and we'll see that gets
21 factored in as well.

22 BOARDMEMBER GEMMIL: Because Dave was
23 talking earlier about starting with a clean slate
24 or something. I don't want to start with a clean
25 slate.

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1 so as we come into this next process, we're not
2 starting in as a comment on a draft RAP. So I
3 think there can be some fundamental changes, the
4 exact format hasn't been worked out yet. But, as
5 many of you felt, there was some awkwardness in
6 having to deal with commenting on a draft RAP where
7 you didn't agree with the process getting to the
8 remedies. So that somewhat required a certain
9 nature in the response. Like the ARARs issue was
10 something that wasn't put in there because it
11 wasn't intended to be a RAP, it was intended to be
12 a response to a draft RAP.

13 BOARDMEMBER YOUNGKIN: So you think
14 EKI will have a different focus on this?

15 BOARDMEMBER ULLENSVANG: I don't know
16 because it hasn't been determined yet, but I would
17 expect it could be a different way of doing it
18 which might focus more on evaluation and less on
19 modifications. But again, I think it's something
20 that's going to have to evolve over the next
21 several weeks, and will probably take much longer
22 than several weeks.

23 FACILITATOR KERN: Other comments on
24 this item?

25 BOARDMEMBER MCKLEROY: I just have

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1 BOARDMEMBER ULLENSVANG: There is
2 history on the project which we have to
3 acknowledge, and it won't be that we're suddenly
4 walking on with no recognition that this has been
5 several years getting to this point, and that there
6 is a tremendous amount of information known about
7 these sites, and people have expressed very strong
8 opinions and it does need to be considered.

9 BOARDMEMBER YOUNGKIN: I just wanted
10 to bring up a little different area of discussion.
11 It's likely that EKI will not be doing all parts of
12 the Feasibility Study similar to what we were
13 talking about at the RPM meeting. Instead of
14 waiting for EKI to come back with their work, is
15 there some part of the Feasibility Study that can
16 go on separately, like that discussion at ARARs? I
17 mean, could that section be developed independent
18 of EKI? Because it seems like on the RAP they
19 didn't really address that.

20 BOARDMEMBER ULLENSVANG: I think one
21 thing to remember in the Golden Gate National Park
22 Association work with EKI, that was not intended to
23 be a RAP. That was intended to be a set of
24 comments on the RAP and reflect modification to the
25 remedies that the Army proposed as a comment. And

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1 one more question. It occurred to me there maybe a
2 possibility, and I don't know what your sense of it
3 is now, that rather than dealing with the FS as a
4 huge chunk again, that we may pare it out into
5 smaller sections and deal with that in a public
6 discussion separately. Do you see that as a
7 possibility at all, as sort of a type of EE/CA? Or
8 do you think they are going to want to go ahead and
9 do it as a unit?

10 BOARDMEMBER WILKINS: To answer that
11 question, I think, really, we need an opportunity
12 for all the stakeholders involved to think about
13 what that means, and that means a lot. Certainly,
14 the Trust has reuse plans based on existing
15 schedules that they would like to implement at the
16 end of this calendar year. So unless that changes,
17 we are already in a position where we're up against
18 the wall, up against the clock.

19 Yes, I think what it really boils down to is
20 that all of us need to be creative and to use a
21 cliché we call, "out-of-the-box thinking," about
22 what may be the best approach to deal with some of
23 these Main Installation sites. It may very well be
24 that the Trust and the Park Service would be
25 amenable to breaking off sections of the Main

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1 Installation and doing those as an EE/CA or removal
2 action, or something like that, in the event that
3 the reuse for those sites is imminent.

4 At this point we're not there yet, but we
5 need to be creative and be open-minded, and at
6 least be prepared to think along those lines if we
7 need to.

8 BOARDMEMBER MCKLERoy: I think a
9 further comment on that is that the economics of it
10 maybe easier to digest, too, in pieces. It seems
11 to me it has worked at this point. Not that we
12 want to bring that up and suggest it, but I
13 wouldn't be surprised if that were a process that
14 would come up in this type of situation.

15 BOARDMEMBER WILKINS: That's a good
16 point.

17 FACILITATOR KERN: This might be an
18 appropriate time to take a break.

19 (Break)

20 FACILITATOR KERN: Mark has asked me
21 to move item No. 6, the RPM meeting, to after the
22 Progress Reports. Most of what was covered at the
23 RPM meeting will be addressed in this item No. 7,
24 so we'll just clean up anything that was left out.
25 So we'll move item No. 6 to after No. 7. So if we

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1 taking out fuels and hydrocarbons. And at the
2 Building 269 site we expect to take out about
3 another 35 tons of soil before we're finished.

4 Building 286. Currently, we've taken out
5 1,201 tons of metals, contaminated soil. We had an
6 original estimate of about 650 tons, and we expect
7 to take out about another 110 tons before we are
8 finished at that site.

9 Buildings 292/293. We've taken out to date
10 165 tons of pesticides, contaminated soil.
11 Original estimate in the RAP was about 70 tons.
12 This soil was a listed waste because it was a site
13 where we stored pesticides, so those soils were
14 treated at a center off site. We expect, probably,
15 another 36 tons of soil to be taken out before
16 we're done.

17 Schedule wise, we expect to be complete on or
18 about January 23rd, 1998. The sampling and
19 analysis will be all finished by February 13th, and
20 we expect to put the site up around the 27th of
21 February. That's it for the DEH at this point. Do
22 you have any questions on that?

23 FACILITATOR KERN: This is a question
24 I asked at the RPM meeting today. Were there any
25 surprises or additional things found in your

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1 could, why don't we move onto the Progress
2 Reports. Bruce is not here tonight. Roger will
3 present the report.

4 BOARDMEMBER HENDERSON: Thank you.
5 Tonight, what I'm going to do is give a brief
6 update of what's been happening out at the DEH, and
7 I'll do it by building.

8 Building 268. Up to this date we removed
9 about 1,380 tons of pesticides of contaminated
10 soil. Original estimate for that site in the
11 Crissy Field RAP was about 1,040 tons, so we were
12 about 340 tons over. We are still getting some DDT
13 above the cleanup levels. We're also starting to
14 excavate around and in groups of the trees, and
15 best estimate right now is about another 150 tons
16 of soil we have to take out.

17 Building 269. That was a site where we have
18 taken out some underground storage tanks and also a
19 pesticides washout area. To this date we've taken
20 about 311 tons of petroleum hydrocarbon
21 contaminated soil. Our original estimate was about
22 53 tons, that was based on very limited data at
23 that time. Even though that was a site that had
24 pesticides in some of the earlier samples, we've
25 gotten all that right now and it's just down to

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1 excavations?

2 BOARDMEMBER HENDERSON: Actually,
3 there were some things that we hadn't expected to
4 find. One of them was we found the old seawall
5 that ran along the coast, it's kind of a long wall
6 that we found. And I think just off the north side
7 of the seawall we found an old excavator bucket,
8 very old one. We didn't find any tanks or
9 anything, we didn't find tanks. We did find what
10 we think, at this point in time, was an old section
11 of the FDS line, or fuel lines that ran in the
12 area, and those will be taken out, as well. But
13 other than that, nothing huge.

14 BOARDMEMBER MCKLERoy: Roger, did you
15 find information or did the samples confirm your
16 estimates of the speed of the chemicals going
17 through the soil? It seems that you've excavated
18 in excess on some of them, almost 200 percent. I
19 mean, has that given you any feedback on how fast
20 some of these chemicals travel through the soil?

21 BOARDMEMBER HENDERSON: Most of the
22 soil overruns on the bend vertically, they've been
23 on an aerial extent. So keep in mind that when
24 these estimates were made of some of these soil
25 volumes there were still buildings there, and it

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1 was based on limited data. And when all the
2 buildings were torn down we never went back and
3 sampled other than for metals. What we've been
4 finding is that some of it got spread around. And
5 again, these earlier samples, these earlier
6 estimates, were based on fairly limited data
7 points.

8 BOARDMEMBER MCKLEROY: Well, the
9 metals weren't in elemental form were they?

10 BOARDMEMBER HENDERSON: Yes, mainly
11 lead, zinc, copper.

12 BOARDMEMBER MCKLEROY: So mainly on
13 the surface?

14 BOARDMEMBER HENDERSON: Except for
15 Building 286, that was the one that was a little
16 bit deeper, that was the very northern most part of
17 the site, on the northwest edge of it. But we knew
18 that was deep anyway, because we had some samples,
19 deeper borings.

20 BOARDMEMBER MCKLEROY: Did you see
21 any floating product near any groundwater that you
22 hit?

23 BOARDMEMBER HENDERSON: No.
24 Actually, at the Building 269 site, what was found
25 when we took the tanks out, was about three feet

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1 BOARDMEMBER HENDERSON: Next update
2 I'd like to go through is the Building 231/207
3 Corrective Action Plan. We had our first meeting
4 with all the stakeholders on the 17th and 18th of
5 December. We're taking a slightly different
6 approach on the 207/231 Corrective Action Plan.
7 We're intending to use a software package
8 called, "Decision Criteria." In short, it would
9 take me quite some time to go through it, but it's
10 a software package that, although, it won't choose
11 any kind of a remedy for you, it allows the
12 stakeholders to kind of give their input on what is
13 important in any given remedy. So it doesn't come
14 up with remedies for you, but what it says is, if
15 you choose this remedy, then here's some
16 trade-offs.

17 And what it does is, is help focus everybody
18 on issues versus somebody saying, "Gee, I've have
19 to excavate everything, that's the most important
20 thing to me, or time is." And what this software
21 actually does is allow people to input what's
22 important to them. And then when you give it a
23 list of alternatives, it will actually help you
24 rank them as to what's important. It's a rather
25 fascinating piece of software.

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1 below grade there was kind of a layer of
2 hydrocarbon packed soil, fairly well stained, but
3 we didn't get any product. That was all taken out
4 when we took the tanks out.

5 BOARDMEMBER MONAHAN: Is this amount
6 of extra work typical with this type of project?
7 Are you still within budget?

8 BOARDMEMBER HENDERSON: We're close.
9 Disposal costs were quite a bit less than we
10 originally budgeted.

11 And regarding your question whether this is
12 typical or not, I worked on a lot of sites, and I
13 think in most cases you will always find a little
14 bit more just because of the nature of sampling.
15 Anything underground you can either spend a whole
16 lot of money sampling to get your estimate real
17 close, and then clean it up, or you spend less
18 money to get sort of a gross estimate, and then
19 just go in then and end up spending your money on
20 cleaning it up. Again, a lot of these areas were
21 estimated based on some very sketchy data that was
22 in the RI, and when things were torn down, things
23 were opened up.

24 FACILITATOR KERN: Other questions on
25 DEH?

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1 And at that meeting we had stakeholders from
2 the National Park Service, we had Doug there,
3 people from the Regional Water Quality Control
4 Board and the Army.

5 FACILITATOR KERN: Is everybody
6 familiar with 231/207, what that site is?

7 BOARDMEMBER HENDERSON: Building
8 231/207 site is at the corner of Old Mason and
9 Halik. It was the site of a gas station.
10 Actually, there's two gas stations. Building 231,
11 which is sort of still there, it's an older site
12 just a little bit up on Halik, and right at the
13 corner of Mason and Halik was Building 207. Those
14 tanks were taken out. And we've combined both
15 sites into single sites, because after our last
16 workout it was indicated that the plumes were
17 probably tied with each other, one plume moved into
18 the other. Also, the 207 site, I would say is
19 immediately south of where the wetlands are going
20 to go.

21 So anyway, we had this kickoff meeting on the
22 17th and 18th, and then we've got another meeting
23 scheduled for January 20th. And essentially, what
24 we're going to do at that meeting, again with the
25 stakeholders, is kind of brainstorm what we could

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1 do at the sites to help clean it up to meet all the
2 reuse plans and everything else. And then after
3 that there's going to be a follow on meeting,
4 probably February 24th, and that meeting is going
5 to kind of concentrate a little bit on things
6 called, "trade-offs," that's what this program is
7 fairly good at. That will be a working group with
8 everybody invited, stakeholders, public.

9 Again, we expect to get the Corrective Action
10 Plan out for 207/231, probably the beginning of
11 May, that's a draft.

12 BOARDMEMBER ROSENBAUM: Does the
13 program factor in financial consideration?

14 BOARDMEMBER HENDERSON: Yes, it can
15 factor in anything that you want.

16 BOARDMEMBER ROSENBAUM: Can you set a
17 budget and see how that falls out from the remedial
18 choices?

19 BOARDMEMBER HENDERSON: You don't
20 really set a budget, you set how important money is
21 to you. You assign it some sort of a value of
22 importance. One of the beauties of this program is
23 you can have different stakeholders input different
24 values. Say the Army said, money means everything
25 to us, we can input that. If somebody else says,

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1 come to these meetings. They're not closed,
2 they're not separate, so you're welcome to
3 participate.

4 It's really an effort to have input prior to
5 the document coming out. So instead of the RAP
6 receiving a Corrective Action Plan, and having had
7 no input, we'll have a way of contributing in
8 advance.

9 BOARDMEMBER CHEEVER: I was wondering
10 if any of the technical members that went, that
11 learned about this decision-making software, think
12 it works well, and is a good way to come to a
13 decision at this site?

14 BOARDMEMBER ULLENSVANG: I don't
15 think the software is the answer, and I don't think
16 it will give us the answer, but I think it is a
17 tool to foster communication, and it will help many
18 people in their own minds to create differences and
19 values as trade-offs have to be made for the
20 decision.

21 So I think each person coming in will get
22 different things from it, and thereby, it will be a
23 very helpful tool because it will help people focus
24 what their concerns are, help evaluate whether
25 those concerns really make a difference in this

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1 money means nothing to us, we want this, you can do
2 that. In some cases -- it's fascinating to see it
3 that it really doesn't make any large difference,
4 and that way you can really focus your energies on
5 the issues that do make a difference on this
6 ranking system.

7 FACILITATOR KERN: To add to what
8 Roger said, just to give a little bit more interest
9 from my perspective, this site is right in the
10 corridor for the Tennessee Hollow. It's right near
11 the base of the drainage where the future stream
12 might be daylighted that would go into the
13 wetlands, the fresh water. So the first meeting
14 that Roger mentioned, it was a two-day affair, and
15 we brought -- I would say, at least, from my
16 perspective -- forth those kinds of concerns that
17 were important to the future of the wetlands,
18 future of the corridor, and those kinds of things.

19 We plan on having a way of getting the
20 results of these meetings back out to people at the
21 committee meetings. And I'm going, because I
22 usually go to these meetings, but I think if
23 there's anyone who's particularly interested in
24 these gasoline station sites, and having early and
25 continuous input, I think you would be welcome to

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1 particular remedy or not, and it will certainly
2 increase communication. I mean, we've already
3 spent two days talking about what might be remedies
4 at the site, which is two days more than we would
5 have otherwise talked about at this stage. If it
6 does nothing but foster additional communication,
7 it's a very useful tool.

8 BOARDMEMBER YOUNGKIN: Roger, could
9 you just summarize Joe Chow's discussion on the
10 freshwater bioassay?

11 BOARDMEMBER HENDERSON: Actually,
12 what we have is a short presentation about what we
13 have found as a result of our recent studies.

14 MR. ANGSTROM: For those of you who
15 don't know me, my name is Scott Angstrom. I work
16 with Montgomery/Watson. I will just give a quick
17 overview, I gave an overview this morning at the
18 RPM.

19 This is a diagram of the 231/207 area, to
20 give you an idea of where things lie. This is the
21 231 area where a gas station was in business from
22 about 1950 to 1988. They removed four 10,000
23 gallon tanks. The red area here is a conceptual of
24 groundwater contamination.

25 Here's the 207 area. There were three 10,000

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1 gallon tanks removed there. This was the most
 2 recent operating gas station on the Post, from
 approximately 1982 to 1995, so it is more recent.
 4 This shows, conceptually, the soils, the inner
 5 layers with the low peripheral bay-mud deposits.
 6 We have depths of groundwater about five feet below
 7 ground surface towards the bay. It's flows through
 8 the 231 area through the 207 area. We put on the
 9 proposed wetlands here, and some receptors that you
 10 see.

11 The contamination consist primarily of
 12 gasoline with associated BTEX compounds. It
 13 extends a little deeper, it's an intermediate zone
 14 in the 231 area, we haven't seen that in the 207
 15 area. I have a couple of plans here to show you
 16 the extent of the shallow gasoline contamination.

17 What I'll be showing you here is the first
 18 plume, that will be gasoline in a shallow zone. It
 19 will show you about the size of the plume, just to
 20 give you a general idea. Here we have the 231
 21 area, here's the tanks that we excavated up here.

22 You see 207, tanks were removed from there.
 23 These contours are 50ppb, based on our groundwater
 24 monitoring results. Our highest concentrations are
 25 in these two shallow wells. At 207, those

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1 goes right through both areas, and I'll be
 2 continuing it up to the bay. And I'm showing you
 3 what we have so far.

4 This is what we have so far, it's a draft,
 5 it's still being worked on. But, again, here's our
 6 231 area. You can see here our excavation of the
 7 tanks. Down here at 207, we've drawn in the
 8 excavation. Shallow groundwater is this continual
 9 blue line. I've also got the intermediate
 10 deep-water levels up there. We have more
 11 fine-grain material in the shallow zone. In the
 12 231 area that we see, and the 207 area, this is
 13 more typical of the Crissy Field cytography of
 14 shallow sand inner layered in. When you go more
 15 north, you lose that shallow-sand zone.

16 BOARDMEMBER MCKLERoy: What depths
 17 are the shallow and intermediate and deep zones
 18 that you're talking about?

19 MR. ANGSTROM: The shallow zone
 20 extends down to about ten to 11 feet below ground
 21 surface. We determined that from boring logs.
 22 ere we have a shallow well, I'd say it's about ten
 23 reet below ground surface. Intermediate zone is
 24 more 12 to 20. And we do see a deep sand here.
 25 We're going to look for it in some of our

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1 detections are based on onetime sampling,
 2 hydropunch from recent investigation. The highest
 3 gas is reading at 3-A. Next week we'll be putting
 4 some additional points along the northern edge,
 5 down-gradient extents, to confirm those detections
 6 and the extent of the plume. So generally, we have
 7 about a 750 foot plume by 300 feet in the shallow
 8 zone of gasoline.

9 This zone shows benzene concentrations in the
 10 two areas. We have benzene concentrations in the
 11 two hottest wells in the 231 area. We have 3900
 12 parts per billion, 3400 in the 207 area. There was
 13 one hot hydropunch at 3-A again. We do have the
 14 benzene and BTEX compounds associated with the
 15 shallow zone and gasoline plume.

16 The 207 area was a much more recent gas
 17 station. This is showing MTBE in that area. We
 18 analyzed for MTBE in our shallow wells here, and we
 19 haven't detected it. And again, we'll be looking
 20 for that in some of our new points that we'll be
 21 putting in later this week and next week.

22 I do have a cross-section I put up this
 23 morning. People seemed to like it, and I'm going
 24 to be expanding on it. It's a draft right now. It
 25 follows along this AA line from south to north. It

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1 direct-push borings this week and next to see if
 2 it's down here as well. So deep sand, we haven't
 3 seen any contamination. We have a couple of wells
 4 in the 231 area that monitor for it, and we haven't
 5 come up with anything.

6 FACILITATOR KERN: I'd like to take a
 7 moment and just do a check with people. If there
 8 are any terms or things that Scott has used, that
 9 you're not familiar with, that you'd like to have
 10 more explanation or ideas or concepts, because over
 11 the next couple of months we are going to be trying
 12 to develop this Corrective Action Plan.

13 Understanding that right where these two plumes
 14 that he showed are, is eventually where the
 15 daylighting of the creek is going to go. I would
 16 like people to be thinking about it, and what
 17 additional information you might like to have.

18 BOARDMEMBER SKOW: What happens if
 19 you don't do anything to the contaminates? Where
 20 do they go? I mean, after the wetlands are built,
 21 what do they do?

22 BOARDMEMBER HENDERSON: Some of them
 23 would end up breaking down in the meantime. The
 24 plume near 207 that extends across Mason Street,
 25 there might be a good chance of that getting in

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1 there. Of course, at this point in time, since we
2 have the source out, since we took the tanks out,
3 we actually have some more work that we have to go
4 back in and do, take some of the soil out which
5 still has the gasoline in it, then the plume will
6 start breaking down by itself, actually, it is
7 now. But the concentrations that are in the plume,
8 at this point in time, are pretty much lower than
9 the bioassay numbers that we just came out with,
10 which are no-effect levels for the critters that
11 are going to be living in the wetlands area. So
12 even if something were to get in the wetlands,
13 there wouldn't be any effect on those organisms,
14 and we were actually quite lucky with that.

15 So at this time, we don't predict that there
16 is any large problem, because all the source is
17 gone. We're also going to be taking some action
18 relatively soon up at the 231 site.

19 If you see the square boxes there, that's the
20 site of an old groundwater treatment system that
21 was put in, in 1989. It was only run for a short
22 period of time and broke down, and it wasn't fixed,
23 so it sat. We're going to propose to put in some
24 oxygen releasing compound, ORC, into the wells and
25 that will actually increase the level of oxygen in

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1 other classes of critters living there.

2 So we actually went through that, and that
3 report was generated and put out about 30 days
4 ago. So that's out, and that was done in
5 accordance with EPA Standards. It was also
6 coordinated very, very closely with the Park
7 Service and with the Regional Water Quality Control
8 Board.

9 We're also doing a bioassay for the
10 freshwater zone, because of the fact that Building
11 231 -- the corridor is going to go pretty much
12 through the site, maybe a bit to the east of it,
13 but we also have to come up with cleanup levels for
14 it. Now that wasn't actually in our order, but we
15 had the Water Board do that test for us. And those
16 results, we have just gotten the raw data back and
17 that will probably take us a couple of months to go
18 over the data to come up with some groundwater
19 numbers that will be protective of freshwater
20 species.

21 I think the target species were the fathead
22 minnow, a water flea, and green algae.

23 BOARDMEMBER LAHREN: What were the
24 saltwater species?

25 BOARDMEMBER HENDERSON: I think we

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1 the groundwater, because in that zone right there
2 we noted that it's fairly low, and that's for
3 several reasons. Probably some hydrocarbons are
4 breaking down and they are using up what's in the
5 groundwater. Also, from the very fine-grain
6 sediments, a lot of that gets used up just
7 naturally.

8 BOARDMEMBER ROSENBAUM: You should
9 tell them what a bioassay test is to make them feel
10 better.

11 BOARDMEMBER HENDERSON: Okay. What
12 we did, as part of our order, the order that the
13 Army got from the Regional Water Quality Control
14 Board, is what we call our SCRs, Site Cleanup
15 Requirements. There was a tasking in there which
16 requires that the Army do what's called a bioassay
17 test.

18 We take soils that are contaminated with fuel
19 hydrocarbons. Essentially, you shake it up in sea
20 water and then you take the mixed up liquid which
21 should now have fuels in it, and then you expose
22 organisms to those fuels at various levels. Then
23 you can determine at what level gasoline would
24 affect an organism that is expected to be living in
25 the wetlands, or an organism that can represent

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1 have three of them. One was an ampelisca, another
2 one is the amphipod, and another one was the
3 burrowing clam. So we had one that was burrowing
4 in the sediment, and then we had two water column
5 species. And these were species that we used that
6 are fairly common for tests like this in the Bay
7 Area, and they were at the larvae stage, which is a
8 much more sensitive stage than the full-blown adult
9 stage.

10 So we have those numbers out, at least for
11 the saltwater bioassay, which indicate at this
12 point in time, that, quote, unquote, the cleanup
13 numbers or the no-effect levels for these species,
14 those numbers are higher than what we're actually
15 seeing in our plume there. So that's kind of a
16 long-winded answer for you.

17 BOARDMEMBER HOOPER: And did that
18 also include tests on soil samples from the benzene
19 contaminated concentrations at 3400 parts per
20 billion?

21 BOARDMEMBER HENDERSON: When we took
22 our actual soil samples that we used in the
23 bioassay tests, we couldn't find any benzene in it,
24 and it may be an artifact of how you mix the soils
25 up in the groundwater, because you have to shake it

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1 up fairly vigorously. It's supposed to mimic the
2 ocean hitting the shore and churning everything up,
3 high actually happened in the wetlands, but we
4 decided to take the worst case.

5 Because we couldn't find any benzene in our
6 samples, in our actual soil samples, we went
7 through literature searches in coordination with
8 the Water Board to come up with some numbers for
9 them. It turns out that benzene doesn't drive as
10 much of the cleanup at all for those species.

11 Benzene is toxic to humans, but since most of these
12 species don't get cancer -- benzene is
13 cancer-causing for humans, but not such a big issue
14 for organisms, because it dissipates very, very
15 quickly in the groundwater.

16 BOARDMEMBER YOUNGKIN: What is your
17 initial assessment of the MTBE contamination? Do
18 you have levels that you're using for that?

19 BOARDMEMBER HENDERSON: Yes. We were
20 also looking for MTBE, but since we were working
21 from soil samples, MTBE doesn't hang up in soil
22 like other -- like, say, diesel would or fuel oil.
23 So when we took our soil samples -- and these were
24 very hot soil samples -- we didn't take clean soil,
25 we didn't find any MTBE there.

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1 it, then we give it to you and say, "Preview it and
2 give us comments." Well, we wanted you to actually
3 help formulate the Corrective Action Plan.

4 The best way to do that, that I've seen up to
5 this point, is to use this tool. And it's a
6 computer model that gives you immediate feedback.
7 So if you come and say, "Here's the nine criteria
8 pulled out of the NCP, these are the most important
9 things for me to consider for various remedies at
10 this site." You just proposed the alternative for
11 the sake of using the model, the model can show you
12 how, if cost is very important to you, how that
13 will affect the various alternatives. If you think
14 community acceptance should be the most important
15 thing you should consider about your decision, it
16 will show you how that will affect the alternative,
17 and it gives you that factor immediately.

18 So as a communication tool, it helps us to
19 get you involved, and the other stakeholders
20 involved in actually formulating the Corrective
21 Action Plan. But it's just a tool. We still have
22 to do the ARARs analysis, we still have to do all
23 the other components of the Corrective Action
24 Plan. This just helps us get there in a smarter
25 more sophisticated fashion, and helps keep all the

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1 So again, similar to the benzene, we went to
2 literature searches, and again, in coordination
3 with the Park Service and the Regional Water
4 Quality Control Board, found where other people had
5 done bioassay tests on the same species for MTBE,
6 and we have those numbers. So right now our MTBE
7 numbers in the plume are still lower than the
8 no-effect levels, or chronic no-effect levels.

9 BOARDMEMBER MCKLERoy: Roger, I had a
10 question about the software. The software is going
11 to be supplemental to the ARARs and FPALDR action
12 levels, and certain other requirements. And then,
13 I guess above that, that's where you can trade off;
14 is that correct?

15 BOARDMEMBER WILKINS: No. The whole
16 purpose for using the software -- our consultant
17 introduced it to me -- is it's a communication
18 tool. What I wanted to do was -- I said, "We have
19 a whole bunch of Corrective Action Plans to produce
20 here at the Presidio. How can we get the
21 stakeholders involved to the point where they are
22 actually formulating the decision for the
23 Corrective Action Plan?" We hadn't really done
24 that before. Basically, the Army would produce a
25 Corrective Action Plan, or ask his consultant to do

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1 stakeholders involved.

2 BOARDMEMBER HENDERSON: Also, keep in
3 mind, this is an underground storage tank site, so
4 the CAP is not going to look like a RAP. There's a
5 different process. There are some things that are
6 similar, but again, it isn't going to look like a
7 RAP. It's under state fuels. But again, to answer
8 your question, the cleanup levels, some of them are
9 in the NCR, some of them are from the bioassay that
10 will be coming up soon.

11 BOARDMEMBER MCKLERoy: So you're
12 generating new action-level numbers?

13 BOARDMEMBER HENDERSON: Right.

14 BOARDMEMBER MCKLERoy: We developed
15 some with the FPALDR earlier. Is there a reason
16 for those not to be included?

17 BOARDMEMBER HENDERSON: No. The
18 action levels that were derived in the FPALDR, and
19 that were codified in the NCRs, are for human
20 health and for terrestrial eco receptors. What was
21 missing in the FPALDR and in the NCRs were cleanup
22 levels for the protection of saltwater species, and
23 that's why we were given a tasking in the NCRs, to
24 generate those. Because, at the time that we had
25 done it, it was kind of a last minute thing.

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1 Somebody said, "Hey, what about the saltwater
2 species?" So we didn't have time to get it in
3 there, and it does take quite some time to get it
4 done right. So that's what is going to be added to
5 this.

6 So if there are human health numbers that
7 will apply to the site, those will come from the
8 NCRs, too.

9 Last update is the Nike site, and I'll turn
10 that over to Rich Johns.

11 MR. JOHNS: We just got funding
12 within the last week or so from the Army. So it
13 will take a couple of weeks for us to split this
14 all up in different pots to get it authorized for
15 us to start the planning process for the Nike
16 facility.

17 Three or four months ago we put on a very
18 brief presentation, a general overview, of how we
19 plan to clean up the silos or magazines.

20 I would expect, probably, 60 to 90 days for
21 us to prepare workplans to get them through the
22 Corps to review and get them out to the public for
23 your input.

24 I guess, if you would be interested in some
25 type of a presentation, or an initial look of what

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1 would be sufficient to cover those costs, but in
2 terms of -- now that we have the funding, and we
3 looked at it to see, is there's a need, based on
4 the level of participation we're getting, do we
5 need to expedite this cleanup action? Well, no,
6 because we just got the funding. But that's
7 something we can look at.

8 FACILITATOR KERN: It has always been
9 a concern that RAB members have put out there, that
10 there is a potential of this water rising and
11 either adding to the cost, or perhaps, through a
12 large period of rain, overflowing the magazines.
13 It is one of the comments we have made in the
14 past.

15 Any other comments on the Nike facility?
16 Thank you, Roger. Mark, your monthly report.

17 BOARDMEMBER YOUNGKIN: Well, I think
18 the Progress Report covered the majority of things
19 in the RPM meeting. I think that we may have left
20 out that Bruce Handel gave a quick overview of the
21 Crissy Field sampling progress.

22 Basically, he said that a Crissy Field
23 sampling workplan is almost finished. It will be
24 finished on Thursday or Friday of this week.

25 Sampling preparation is under way as we speak,

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1 we're planning to do again, you can request a date.
2 and we'll be happy to do it for you.

3 BOARDMEMBER CHEEVER: I would like to
4 have such a presentation. Also, how much is the
5 funding?

6 BOARDMEMBER WILKINS: Approximately,
7 \$200,000.

8 FACILITATOR KERN: Are there any
9 issues with these big rains coming? Are we
10 monitoring that so that if the water levels go up
11 will there be any increasing cost? Is there any
12 need to try to expedite this?

13 BOARDMEMBER WILKINS: I don't know.
14 I mean, that's something we can look at. I mean,
15 at this point, we haven't even had the funds to
16 authorize the contractor to do anything, at this
17 point. And now that we've got that, our intention
18 is to implement the solution that was presented at
19 the RAB meeting last August, a short three or
20 four-page handout that we had that talked about our
21 plan to remove the pipelines and the hydraulic
22 tanks and clean it out and pump out the water, and
23 all that.

24 Based on our assessment at that point, back
25 then, we believed what we forecast in our budget

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1 consisting of, gridding of the sample points,
2 utility clearance, and project review with the
3 National Park Service.

4 This sampling workplan includes all sampling
5 agreed upon in the Crissy Field work. The
6 remediation workplan is to be released in two to
7 three weeks. The sampling will be completed by
8 January 28th.

9 February 11th is when the laboratory analysis
10 is expected back, and preliminary analysis of the
11 data is expected by February 25th.

12 So I think that was all covered in the RPM.

13 FACILITATOR KERN: We're now at item
14 No. 8, Review of Action Items and February Agenda
15 Items. Has anything come up for people that they'd
16 like to see at our meetings?

17 BOARDMEMBER LAHREN: At the end of
18 our last meeting in December, the selection
19 committee got together, informally, and we talked
20 about our community membership, and also about
21 inviting the executive director for the Trust to
22 come be a member of our RAB. And I'd just like to
23 bring that issue up in front of us so we can talk
24 about it a little bit.

25 It seems that there was a lot of support for

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1 getting the Trust participation tonight. So how
2 does the RAB feel about us collectively sending a
3 letter to see, first of all, if Jim would be
4 willing to attend one meeting, give us the
5 opportunity to ask questions, and/or joining our
6 RAB has a technical member?
7 So I would just like to throw that out there,
8 because if we can all, perhaps, agree on what
9 approach we'd like to take, we can send a letter to
10 him to try and get him to come for the February
11 meeting. And if we put that on the agenda that
12 went out to the whole group, that would give
13 everyone an opportunity to think of what questions
14 they might have.

15 FACILITATOR KERN: As far as inviting
16 him, if he offered to send a designee, or
17 something, would that be acceptable, or do you
18 particularly want him?

19 BOARDMEMBER LAHREN: The committee
20 didn't really talk about that issue. My personal
21 preference is we might as well see if he'll do it.

22 BOARDMEMBER ULLENSVANG: You might
23 invite the Trust to participate and encourage Jim
24 to come to one meeting, because it may be that
25 he'll have one of his staff come regularly, he may

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1 been, approximately, ten days. So I think they are
2 still in the wrap-up stage.

3 BOARDMEMBER CHEEVER: I'd like to
4 support the idea of the letter. I think that's a
5 great idea. I was glad to have it clarified that
6 they really are automatically a member, a technical
7 member, of this Board. So we're not inviting them
8 to be a member, we're telling them that we hope
9 they come. I think that it would be especially
10 good to explain that we hope that Jim Meadows,
11 himself, will come so we can talk to him and hear
12 what he has to say.

13 BOARDMEMBER LAHREN: I will volunteer
14 to write the letter.

15 BOARDMEMBER POWERS: I think
16 composing it is a great idea, and the time has
17 come. I think to send it out through E-mail is
18 kind of standard. I think that works well, so if
19 anybody has a suggestion or wants to comment, or
20 whatever. I think that with E-mail you simply can
21 add your name, if you agree.

22 FACILITATOR KERN: Do we have a
23 general consensus then, that that's something
24 people want to do? Any objections? Should we have
25 it sent by the cochair, or what's the preference on

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1 not come every time. Just like B.J., from the Park
2 Service, doesn't come every time, she comes on
3 special occasions, you may get something like
4 that.

5 BOARDMEMBER WILKINS: Also, I want to
6 add that the Army has made it clear to the Trust, I
7 mean, prior to Jim coming on, they have a standing
8 invitation to participate in all the various
9 meetings we have here, including the BCT, the RPM
10 and the RAB meetings, which are monthly meetings.
11 So unfortunately, they are in their scaling
12 process, they can only participate in those as time
13 allows. It might give them a little more emphasis
14 if a letter comes from the RAB community members.

15 BOARDMEMBER YOUNGKIN: Is the Trust a
16 de facto member of this Board?

17 BOARDMEMBER WILKINS: Yes,
18 absolutely.

19 BOARDMEMBER ULLENSVANG: Up to this
20 point the Trust has had very few staff members, and
21 to the extent that the Park Service can represent
22 them, and we've been trying to, they just have been
23 very short staffed. They have been waiting for an
24 executive director before they start hiring the
25 staff. Now that Jim is in place, it's still only

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1 that?

2 BOARDMEMBER LAHREN: My preference
3 would be the cochair, the community cochair.

4 The second issue is, we have five spots on
5 the community roster. When we all talked, our
6 position is that the more community involvement the
7 better. I brought along the stack of old
8 applicants, and if anyone would like to take a look
9 at those, they are available.

10 During our last RAB we identified the 20 top
11 candidates, and we contacted ten of them to find
12 out what their interest was.

13 So I have this list in front of me, and there
14 were 10 people on here that we still haven't
15 contacted. These ten people have a mixed review
16 among the selection committee. So what I thought
17 might be appropriate, is that we call them and find
18 out what their interest is, get a feel for who they
19 are, and then come up with a recommendation as to
20 whether or not it would be appropriate to choose
21 five people from this list, or whether it would be
22 appropriate to put another ad in the paper. Does
23 anyone have any comments on that?

24 BOARDMEMBER CHEEVER: I would like to
25 suggest that there be an actual meeting, some off

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1 night, of members of the selection committee where
2 we could talk among ourselves and look at the list
3 together in deciding what the recommendation would
4 be.

5 BOARDMEMBER YOUNGKIN: I could help
6 to call these people and see if they are still
7 interested.

8 BOARDMEMBER LAHREN: Is there a date
9 that we could throw out for a committee meeting,
10 soon? How about next Tuesday, the 20th? That's
11 okay? All right. So if anyone would like to come
12 and see the various pool of applicants, just let us
13 know.

14 FACILITATOR KERN: So it sounds like
15 Tuesday the 20th.

16 BOARDMEMBER LAHREN: David, would you
17 be willing to make Lucy and Heather available if we
18 need them, to help facilitate with outreach, in
19 terms of generating new membership?

20 BOARDMEMBER WILKINS: Sure.

21 FACILITATOR KERN: Any other ideas
22 for future agenda items?

23 BOARDMEMBER POWERS: This is a silo
24 question. There is a Nike site, are you going to
25 schedule that in?

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1 Any other ideas on future agenda items?

2 BOARDMEMBER MCKLEROY: Before you
3 finish up, if you're going to be involved with
4 these ongoing meetings, between our meetings, I
5 would like to have some information on whether
6 those are available for me to attend in the interim
7 phase. And I think that works nice for the RAB
8 members to have that information available.

9 FACILITATOR KERN: Okay. I will
10 endeavor to put out when I find out about meetings,
11 E-mail that out to the list.

12 BOARDMEMBER CHEEVER: David, you
13 mentioned a distribution list. What is that list,
14 and could other RAB members be on it?

15 BOARDMEMBER WILKINS: It's just the
16 agenda for the RPM meetings. And there's about 12
17 folks from the various agencies and associations
18 that we send the meeting agenda to, and it includes
19 three RAB community members.

20 BOARDMEMBER CHEEVER: I would ask to
21 be on that then.

22 BOARDMEMBER WILKINS: That's what I'm
23 saying. We could just E-mail it to the RAB
24 members.

25

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1 BOARDMEMBER WILKINS: That's a
2 standing agenda item until that project is
3 complete.

4 FACILITATOR KERN: I think Jane is
5 referring to the presentation.

6 BOARDMEMBER WILKINS: We'll do that
7 at whatever point that we're prepared. I don't
8 think that it will be at the next meeting, because
9 there are some contractual and business things that
10 have to be done now that we've received the
11 funding, but we will do that.

12 BOARDMEMBER YOUNGKIN: At the last
13 committee meeting a RAB member suggested that we
14 address the issue on the landfill closure
15 requirements, and it seems that some people are not
16 familiar with that and what's involved.

17 FACILITATOR KERN: Seeing that we are
18 going to have some landfill issues to address, it
19 might be good to bring somebody in who would be
20 familiar with that.

21 BOARDMEMBER WILKINS: Could we get
22 somebody from the Integrated Waste Management
23 Board, Romy?

24 BOARDMEMBER FUENTES: Sure.

25 FACILITATOR KERN: Anything else?

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1 FACILITATOR KERN: Thank you very
2 much for your input tonight. Meeting adjourned.

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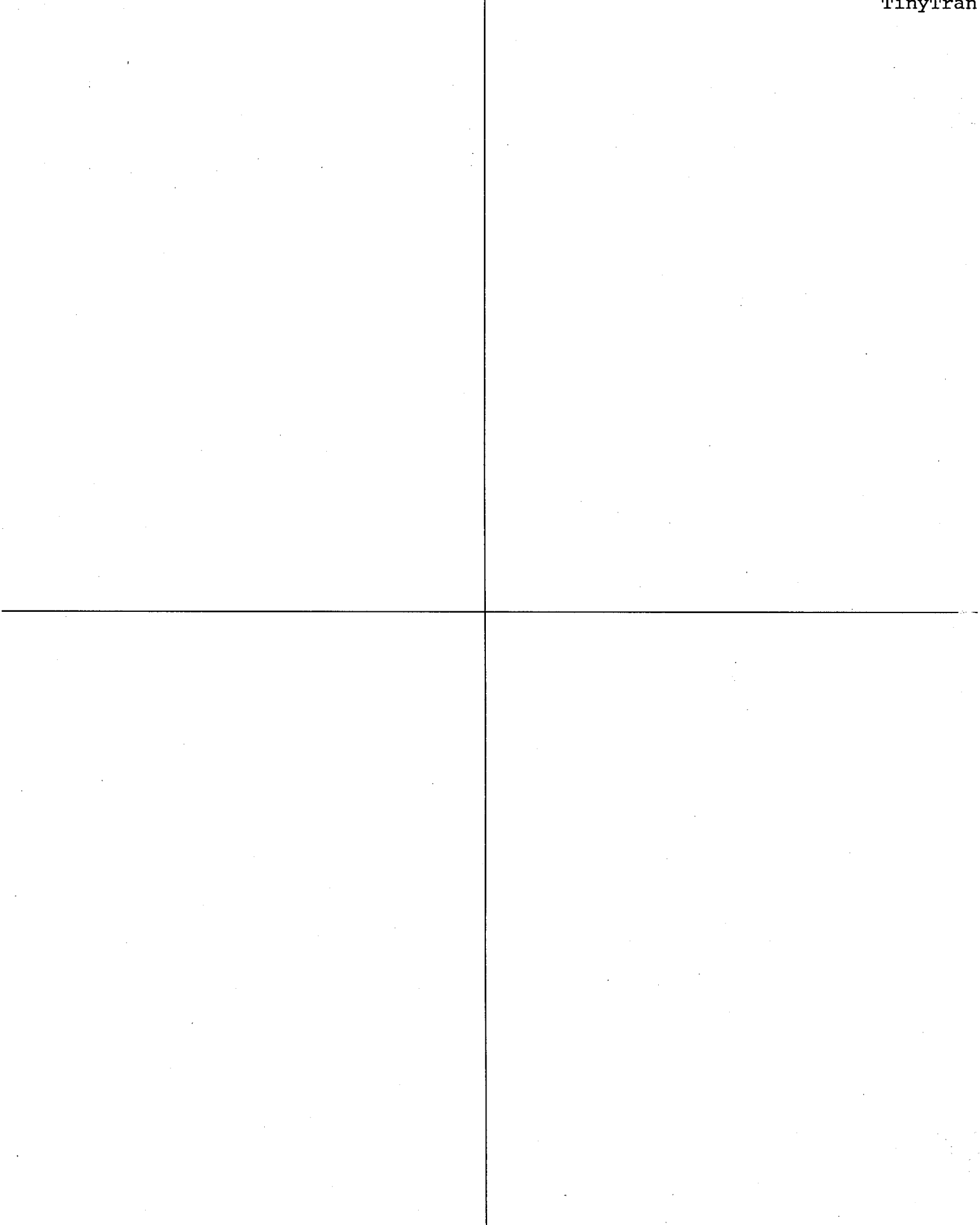
REPORTER'S CERTIFICATE

I, Elizabeth Valstad, do hereby certify that the foregoing is a true and correct statement of the testimony and proceedings had in the within-entitled matter and that the same is a full, true and correct transcription of the shorthand notes as taken by me in said matter.

Dated: At San Francisco, California this _____ day of _____, 1997

Elizabeth Valstad

RESTORATION ADVISORY BOARD MEETING



THE RESTORATION ADVISORY BOARD MEETING

CERTIFIED COPY

TUESDAY, FEBRUARY 10, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP AT SHERIDAN

ON THE PRESIDIO

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

CLARK REPORTING

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RESTORATION ADVISORY BOARD MEETING

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FACILITATOR KERN: I'd like to

welcome everyone tonight. This is the regularly scheduled meeting of the Presidio Restoration Advisory Board. Welcome to the Army and their contractors, the City of San Francisco, the regulators, boardmembers, and members of the public. Thank you for being here tonight.

Does everyone have an agenda? Are there any additions or changes to the agenda? There is one item that has come up with regard to item 5.C., the Crissy Field RAP, and Michael Work, from the US/EPA. Community members have prepared a comment letter that they would like to read at that point in the agenda.

Any other agenda items? Announcements? Thomas, did you want to make an announcement about the kiosk?

BOARDMEMBER APPLING: Just that the kiosk is ready, as you can see, and we would appreciate any comments that you have. It's schedule to go on tour throughout the City. There's a lot of organizations that have expressed interest in housing the kiosk, and if any of your organizations would like to house a kiosk, we would be happy to make those arrangements. It's going to

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RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

3 THOMAS APPLING

4 ROBERTA BLANK

5 SAUL BLOOM

6 JOHN BUCK

7 JULIA CHEEVER

8 JOAN GIRARDOT

9 BRUCE HANDEL

10 ROGER HENDERSON

11 MOLLY HOOPER

12 DOUG KERN

13 LEEANN LAHREN

14 JAN MONAGHAN

15 HOWARD NATHIEL

16 PETER O'HARA

17 JANE POWERS

18 LOUIS ROSENBAUM

19 BRIAN ULLENSVANG

20 MARTHA WALTERS

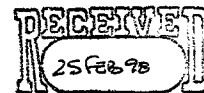
21 DAVID WILKINS

22 JOANNE WINSHIP

23 MICHAEL WORK

24 MARK YOUNGKIN

25



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1 the Bay Model in Sausalito, and it will be there until the end of the month.

FACILITATOR KERN: Thank you, Thomas. Any other announcements tonight? Old Business? Committee Business?

BOARDMEMBER YOUNGKIN: The RAB Committee met on January 27th. There were three topics of discussion. We talked about the Crissy Field RAP Responsiveness Summary, the Main Installation Feasibility Study, and the Building 207/231 Decision-Making Process. The next committee meeting is on February 24th, at 7:00.

The selection committee has also been working on new members, so we sent out letters to perspective members. There's a notice in one of the newspapers, I believe, the Independent. We also reviewed applications from the last round of membership and picked a few applications that were left over, and called the people for these applications and found the ones that are still available. So all this information will come together in the next week or two, and we will go through the applications and pick out some for consideration. Thank you.

FACILITATOR KERN: Any questions?

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1 Item 5.A., the TERC Contract Process.

2 BOARDMEMBER HANDEL: I'll have IT
3 take care of describing that process, and we'll
4 have Rich Johns speak on that. That was the
5 subcontract process that was specifically requested
6 for information.

7 MR. JOHNS: Basically, there's a
8 one-page handout that we put together to kind of
9 describe very briefly our subcontracting process.
10 The question was geared towards transportation and
11 disposal, but this applies, in general, to all our
12 subcontracts.

13 IT pre-qualifies all our vendors to make sure
14 that they comply with health and safety QC, and any
15 licensing requirements that might be necessary.
16 When we establish a need, we will send requests for
17 proposals to selected pre-qualified vendors. It's
18 on a rotating list that allows us to spread the
19 work around, try new vendors, get new vendors
20 involved in the process.

21 Our subcontracts are awarded on a competitive
22 basis, based upon responsive bids from responsible
23 vendors, specifically for the transportation and
24 disposal. We typically place those subcontracts
25 with the transportation firm and then require them

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1 BOARDMEMBER LAHREN: I should have
2 written that down. I was just standing, looking
3 out the window, and I just happened to notice them
4 going by. At the time I looked, the first one I
5 saw was uncovered, I would just tend to notice
6 them, because they are big, they were, I think,
7 double, I don't know if they were linked, they were
8 like a big vat, sort of a modern looking truck.

9 BOARDMEMBER HANDEL: If it was a
10 double, I don't believe any of our trucks --

11 BOARDMEMBER LAHREN: You don't have
12 any doubles?

13 BOARDMEMBER HANDEL: A lot of people
14 could be hauling material in or out. It could be
15 -- I assume, they were loaded trucks?

16 BOARDMEMBER LAHREN: They were filled
17 with soil. I assumed, at the time, that these must
18 be the DEH trucks, and I made a mental note that
19 this must be clean soil. I wondered why they were
20 taking it off. I assumed it was clean, for some
21 reason, because they didn't have covers. But I saw
22 at least three trucks without covers.

23 BOARDMEMBER HANDEL: Well, we've also
24 been importing soil, clean soil, for backfill.

25 BOARDMEMBER LAHREN: These were going

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1 to deal and manage the disposal facilities
2 operations, or coordinate with the disposal
3 facilities.

4 The other part of the question, I guess, from
5 Mr. Rosenbaum, was concerning the specifics of the
6 DEH area, transportation and disposal costs. We
7 put together a brief table that illustrates the
8 facilities that the contaminated soil is going to,
9 the specific unit costs, and the quantity for each
10 of the sites.

11 BOARDMEMBER LAHREN: Were all those
12 trucks supposed to be covered?

13 MR. JOHNS: Yes. When they leave the
14 site they're supposed to be covered and tarped. If
15 one slips through, that's not a good thing. When
16 you raised your concern we doubled checked to make
17 sure they were covered when they leave the site.

18 BOARDMEMBER WILKINS: Did you see any
19 that were uncovered?

20 BOARDMEMBER LAHREN: Yes.

21 BOARDMEMBER WILKINS: Did you see
22 more than one?

23 BOARDMEMBER LAHREN: Yes.

24 BOARDMEMBER WILKINS: How many did
25 you see at the time you made your observation?

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1 out the front gate.

2 BOARDMEMBER HANDEL: I don't think
3 they were ours, but we'll make a special effort to
4 make sure that we're confirming that they are all
5 covered before they leave.

6 BOARDMEMBER LAHREN: Thank you.

7 FACILITATOR KERN: I'm just curious.
8 Where were you looking from?

9 BOARDMEMBER LAHREN: The second
10 floor, from Simon's Loop.

11 FACILITATOR KERN: Any other
12 questions on this? 5.B., Cost Breakdown. Well, we
13 just did that.

14 BOARDMEMBER HANDEL: I just wanted to
15 note that both 5.A and B were on one sheet labeled
16 Transportation and Disposal of Contaminated Soil,
17 DEH Area. Both of those topics were on one sheet.

18 FACILITATOR KERN: Okay, thank you.

19 Crissy Field RAP/NCP Requirements.

20 BOARDMEMBER WORK: Just a little
21 background first.

22 As probably everybody here knows, we were
23 trying hard to fast track the Decision Document on
24 Crissy Field so as not to cause any unneeded or
25 unnecessary delay to the reuse activities and the

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1 construction of the wetlands, and the development
2 of the rest of Crissy Field.

3 Towards that goal, we took a couple of
4 shortcuts. You might recall -- those who were
5 following this Decision Document carefully -- there
6 was an agreement that there would not have to be a
7 revised document after the draft was released and
8 that the Responsiveness Summary for that draft
9 would, in essence, complete the document and that
10 those two documents, the Draft and Responsiveness
11 Summary together, would form the final Decision
12 Document.

13 Well, EPA -- I don't know how many of you
14 followed EPA's comments, but we provided comments
15 on the Draft and pointed out a lot of what we felt
16 were deficiencies with regard to following the NCP
17 process, the National Contingency Process, for
18 CERCLA Decision Documents. And then the
19 Responsiveness Summary came out and EPA commented
20 again on the Responsiveness Summary. I don't know
21 if any of you saw EPA's letter of February 2nd, but
22 in that letter we identified a little more
23 precisely where we felt the process was
24 shortchanging some of the NCP Decision Document --
25 well, criteria, and also steps you would normally

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1 to those decisions. Since we feel -- or, at least,
2 it's our interpretation -- that it's basically the
3 public who may feel like they've been shortchanged
4 by deviating from the standard CERCLA process, we
5 wanted the RAB to weigh in on this subject, keeping
6 in mind that we were all striving to get to a
7 Decision Document as quickly as possible, because
8 of the pressure to proceed with reuse at Crissy
9 Field, and not to endanger the funding that was
10 already setup for reuse at Crissy Field.

11 And basically, EPA wants to know if the RAB
12 feels like they've been somehow shortchanged in the
13 process, or, if not. And if the RAB can support
14 what EPA hopes will be the RAB's answer, which
15 would be, that in this instance, at least, it's
16 worth getting to the final decision, even though
17 NCP wasn't adhered to in every element. And
18 basically, I'd like to hear back from RAB members
19 on how they will feel about the process.

20 FACILITATOR KERN: We can spend a
21 little time with individual questions. The RAB
22 over the last couple of weeks, been drafting a
23 response to that, and we can read that, as well.
24 Does anybody have any individual comments that they
25 would like to make before we read that?

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1 take toward a Decision Document.

2 These were things like, we felt the
3 Responsiveness Summary was not as responsive as it
4 should have been. We felt there should have been a
5 final reevaluation of all of the alternatives
6 following corrections that we asked to have made to
7 the alternative-evaluation process.

8 Basically, these were things that are set up
9 in the National Contingency Plan to make sure that
10 there's a good public record of how the decision
11 was made. In other words, how all the criteria
12 that was taken into consideration when the remedy
13 was selected. As you probably know, there were a
14 number of remedies selected in Crissy Field for
15 separate sites.

16 EPA was a little bit uncomfortable with some
17 of the shortcuts that were taken. That's basically
18 why we wanted to address the RAB tonight. One
19 thing, I think, that I want to make really clear to
20 everybody is, EPA feels good about the selected
21 remedies. We feel that the remedies that were
22 selected were protective of human health and
23 environment.

24 We're a little bit uncomfortable with what we
25 think were some shortcuts that were taken in coming

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1 BOARDMEMBER YOUNGKIN: I'll just read
2 the letter into the record. It's addressed to
3 David Wilkins, and it's dated February 2nd.

4 "Subject: Community support of Crissy
5 Field Remedies and the NCP.

6 Dear Mr. Wilkins,
7 The undersigned community
8 members of the Presidio
9 Restoration Advisory
10 Board agree with the
11 remedies selected for the
12 cleanup of contamination at
13 Crissy Field sites. In our
14 capacity as community
15 representatives, we believe
16 that the majority of
17 stakeholders and community
18 groups familiar with the
19 Crissy Field site also support
20 selected remedies. However,
21 RAB members share the concern
22 of State and Federal regulators
23 that the recent decision
24 process conducted to
25 determine cleanup remedies

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(for Crissy Field) did not adequately meet important requirements of the National Oil and Hazardous Substances Pollution Contingency Plan (NCP) designed to safeguard adequate and meaningful public participation. Requirements not met include: (1) a complete responsiveness summary, (2) an easily understood sequence of documents that allow for meaningful public comment, and (3) a final decision document comparing all considered remedies using the nine NCP criteria.

As stated above, RAB community members agree with the cleanup remedies selected for the contamination at Crissy Field sites. There remains insufficient time to make the changes necessary to meet the requirements

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So that any future remedial alternative selection process and final decision agreements are clearly understood by participating stakeholders, as well as any new participants or observers in the future, we strongly urge the Army to facilitate meaningful public involvement in future decision-making processes that are inclusive of all stakeholders throughout. Decision documents need to be produced in close coordination with the needs and requirements of the NCP and regulatory agencies.

While RAB members acknowledge that they did have access and input for much of the Crissy Field process, a draft decision document was produced without stakeholder consensus, contrary

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of the NCP and still meet the restoration construction schedule. However, we believe there is now little understanding in the general public about what is actually the "final" cleanup document to be signed by the lead regulatory agency and the Army. Because of the special circumstances that apply only to Crissy Field, RAB community members request additional clarity from the Army regarding what will constitute the final Crissy Field cleanup decision document.

Community members are concerned that deficiencies in meeting the standard of the NCP may jeopardize the ability of the stakeholders to fully participate in future decision-making processes.

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to the process envisioned. Community members and regulators did have access to much of the ensuing negotiations until that access was discontinued late in the process. We hope that the public participation problems encountered during the Crissy Field process are related to unique circumstances and do not set a precedent for future decision making at the Main Installation of the Presidio.

Sincerely,
the following Community Members
of the Restoration Advisory
Board, Presidio of San Francisco:"

FACILITATOR KERN: Any individual comments or thoughts about this letter? None? Well, I have a copy here, and put your name on it if you wish, and I will pass it around. I have a question. My question is, what is considered the final document? What would be signed? Is there a concept of what that is going

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1 to be?

2 BOARDMEMBER WILKINS: Yes, there is a
3 cept. The concept has not been finalized. In
4 c, the Army is working right now with the Park
5 Service, our main partner in determining -- in
6 taking that concept into a meaningful document and
7 then proposing that to the state. We have been in
8 discussion with both the state and the EPA
9 regarding the configuration of this document,
10 mainly addressing the concerns presented by EPA.

11 EPA did have some comments on the
12 Responsiveness Summary, and we feel right now that
13 we have reached a resolution on addressing those
14 comments. We're working diligently to address the
15 concerns presented by EPA, by Michael and his
16 staff. We're not prepared to present that
17 process. It's not because it's any big secret or
18 anything. It sort of models what we've done
19 before, but what it does, it more fully addresses
20 the concerns of EPA.

21 For example, a component of our document
22 that's actually going to be signed is going to have
23 a more thorough ARARs analysis, because that was
24 one of the issues that Michael brought forward.
25 It's going to have a revised response to the

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1 Like I said, the Army is working together
2 with the Park Service to figure out exactly what
3 that's going to look like in it's final form.

4 We're going to meet tomorrow to have a
5 another discussion about that. Our intention is to
6 get a document prepared for signature by both the
7 State and Army's secretary's office sometime in the
8 last week of this month.

9 BOARDMEMBER HENDERSON: There will be
10 a section in there that will be sort of a road map,
11 that will describe how we got to where we are so
12 it's a little bit clearer to everybody what
13 documents really constitute this process.

14 FACILITATOR KERN: A road map of
15 documents that people already have, basically?

16 BOARDMEMBER HENDERSON: Yes, they
17 have all been published. But there's been a lot of
18 documents out there, and a lot of things flying
19 back and forth. So we felt it would help to add a
20 section in there that will lay out how we got to
21 where we are and show that. Although, it was
22 what fractured, if you put all the pieces
23 together like a puzzle, it does fit.

24 FACILITATOR KERN: Are there
25 questions or comments about this?

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1 regulator comments, because that was one of the
2 concerns, that the Army had not adequately answered
3 their questions on the Responsiveness Summary. So
4 it's going to contain that component. We're going
5 to answer those questions more smartly, more
6 thoroughly.

7 It's going to have a component to address
8 their concerns about sampling in the wetlands
9 area. It's going to have a component to address
10 meeting NCP requirements, which is probably going
11 to incorporate a lot from your letter here, your
12 general support of the feedback you're getting from
13 the public here.

14 In other words, what EPA was trying to do
15 when soliciting your feedback on meeting the NCP
16 and having this document, is going to answer that
17 concern: That, well, the Army didn't meet the NCP,
18 but is that okay in this particular case? And
19 generally speaking, that's okay, in this particular
20 case.

21 All of that put together, along with the
22 State's CEQA Negative Declaration and statement of
23 reasons, will formulate the document to actually go
24 forward for signature that will be the Crissy Field
25 RAP, that's the plan, conceptually.

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1 BOARDMEMBER GIRARDOT: Frequently,
2 I've heard over the last number of months about
3 fast tracking Crissy Field because there's a
4 schedule that has to be adhered to, or schedule
5 that it is desired to be adhered to. And it has
6 never been explained to me what is driving that
7 schedule, or why this fast tracking is occurring.
8 Could I ask for some clarification?

9 BOARDMEMBER WILKINS: The Army has
10 been informed by the Park Service, the Presidio
11 Trust, and the Golden Gate National Park
12 Association, specifically, which is the lead
13 proponent for the redevelopment of Crissy Field,
14 that they wanted to begin construction or the
15 redevelopment of Crissy Field this summer. That
16 was the driving force in the Army developing the
17 fast-track schedule that we embarked upon last fall
18 when we began the process for developing, or
19 actually, last summer, when we began the process
20 for developing the Crissy Field draft RAP that we
21 ultimately published in October; that went out for
22 public review, that we received comments on that,
23 and then we developed a Responsiveness Summary that
24 went out for public review that brought us to this
25 point now where we're actually responding to

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1 comments on the Responsiveness Summary. So that
 2 was the impetus for us to create this entire
 3 fast-track schedule. Although, we are in a
 4 position now where we have to address the comments
 5 on the Responsiveness Summary that are causing us,
 6 maybe, about a three-week delay in the process,
 7 it's still not going to affect our overall goal of
 8 having the Decision Document done in time so that
 9 we can achieve cleanup by the summer, so that the
 10 Park Service and the Golden Gate National Park
 11 Association can begin their redevelopment at Crissy
 12 Field this summer. So that hasn't changed at all.

13 BOARDMEMBER O'HARA: Just following

14 up on what Joan has brought up. The other areas of
 15 the Presidio that may become the targets of
 16 fast-track rehabilitation or development, could
 17 cause another push to get some of the remedial work
 18 done, or at least a plan in place.

19 I think the closing sentence of the letter
 20 that the RAB members have submitted to David
 21 expresses some concern that a precedent might be
 22 set here. And I think what you have are,
 23 basically, the stakeholders, themselves, are
 24 driving this fast-track action, and to -- I suppose
 25 I'm addressing my question to Michael.

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1 than that. I know that what I would like to see
 2 happen here at this base is what I see and what I
 3 hear happening at other closing bases, where
 4 consensus is reached before documents are released
 5 for public review. We didn't see that in the case
 6 of the Main Installation FS, either.

7 I know there have been occasions where some
 8 of the stakeholders have been dismayed at the
 9 magnitude and quantity of EPA's comments. I think
 10 EPA's comments would be a lot less burdensome if
 11 the traditional BCT process was adhered to here at
 12 the Presidio.

13 I think I've danced around your question
 14 without giving you a definite answer, and I have to
 15 be honest with you, that there really is no
 16 definite answer. If I were to draw the line in the
 17 sand right now, everyone would say, "Okay, then
 18 everything on the other side of the line we don't
 19 have to do." I don't think that would be serving
 20 the public well.

21 BOARDMEMBER O'HARA: My concern is
 22 that there are tremendous pressures on the
 23 stakeholders to get this installation into a
 24 self-supporting status as quickly as possible. And
 25 to the extent that a deal walks in the door

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1 To what extent will you accept exceptions,
 2 and where's the line in the sand? I mean, I see
 3 there has been one exception made, and you're not
 4 terribly comfortable with it. The RAB is not
 5 terribly comfortable with it. But it was a
 6 situation that required expediency. If a situation
 7 for another area comes up, to what extent would you
 8 consider making a second exception?

9 BOARDMEMBER WORK: I would not want
 10 to see a repeat of what has happened in the case of
 11 the Decision Document for Crissy Field. I think it
 12 was an experiment that we tried with all the best
 13 intentions by omitting a revised document, by even
 14 omitting an opportunity for the BCT to review the
 15 Decision Document in its entirety before it went
 16 public. That's an abnormal jump, too. And at all
 17 the other closing bases that I've heard of, the BCT
 18 comes to consensus on the issues before the
 19 document goes public.

20 It's really hard to answer your question
 21 specifically, because in a way you're asking me
 22 where is the line in the sand right now, tell me
 23 now. And I think that line moves on occasion,
 24 depending on how hard and what is pushing you.

25 I don't know, I wish I could be more specific

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1 tomorrow morning, is the public being served in
 2 these situations by circumventing the complete
 3 process?

4 BOARDMEMBER WORK: I think that
 5 you're going on thin ice.

6 BOARDMEMBER O'HARA: I know that.

7 BOARDMEMBER WORK: The shortcuts that
 8 EPA observed in this last Decision Document made us
 9 uncomfortable. We wanted to talk to the RAB and
 10 get a view from the public exactly how the RAB felt
 11 about those jumps that were made. And I don't
 12 know, it seems to me that the RAB is supportive, at
 13 least, in this instance, going to proceed towards a
 14 final decision on the selected remedies. And I
 15 hear your concern. EPA has the same concern. I
 16 don't know how the selection of remedies is going
 17 to play out in every future case, but I know that
 18 EPA is going to be more watchful in the future, and
 19 especially hearing concerns from members of the
 20 RAB, like you, is going to be looking hard at these
 21 documents to make sure that they don't, in the
 22 future, skip over portions of the NCP
 23 requirements.

24 BOARDMEMBER WILKINS: I would like to
 25 add that the one thing that we can, I think all of

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1 us, all the stakeholders, can commit to, is that
 2 there were a lot of lessons learned in the process
 3 that led us to where we are right now with the
 4 Crissy Field Remedial Action Plan. I think all of
 5 those lessons learned are going to allow us to
 6 approach the Decision Document for the Main
 7 Installation more smartly. From the development of
 8 remedies in that whole negotiation process of how
 9 we achieved remedies, to making sure those remedies
 10 have appropriate ARARs analysis, that they have
 11 appropriate evaluation against the nine NCP
 12 criteria, that the public is involved in the
 13 decision process from start to finish, all those
 14 types of things.

15 And we have an opportunity to do that,
 16 because we're essentially -- we're not completely
 17 starting from scratch with the Main Installation
 18 Feasibility Study. But we're certainly starting
 19 from a different perspective, in that, from the
 20 approach that we're going to take, we're going to
 21 allow the reuse authority, which, in this case, is
 22 the Presidio Trust and the National Park Service,
 23 to make some recommendations on what they believe
 24 would be acceptable remedies. Because they're the
 25 ones that are going to use the property anyway.

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1 or take shortcuts around those steps that we did
 2 with Crissy Field because of the time crunch and
 3 some pressures. And I think that's the line that
 4 we can say we're going to try to meet during this
 5 next process for the Main Installation.

6 BOARDMEMBER HOOPER: I was wondering
 7 if the RAB, as it now stands, is flexible enough to
 8 make any adjustment for, possibly, more significant
 9 findings of contaminants because of the raining
 10 season? I guess the heaviest precipitation that
 11 was taken into account for Landfill 7 was during
 12 the 1996/1997 winter, and rainfall was only 20
 13 inches, and it is now 33. And the wells are to
 14 come out after the January, 1998 quarter.

15 BOARDMEMBER ULLENSVANG: Let me try
 16 to answer that. I think I understand your question
 17 enough to get it answered. If I'm not responsive,
 18 let me know.

19 In the remedies as they are presented now,
 20 there are two ways the flexibility exists, in
 21 general. One is that the cleanups are two
 22 particular preset levels, determined in the
 23 Decision Document, such that, the contamination is
 24 a different configuration, more soil, slightly
 25 different shape, and because it's cleaning up to a

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1 They're the agency that has got to make this
 2 facility financially sufficient in 15 years, and
 3 that would be a good starting point for the basis
 4 of negotiations.

5 In doing that, we want to make sure that
 6 you're involved, or representatives from the RAB
 7 are involved, that the regulators understand where
 8 the proposals are coming from, and that they are on
 9 board with those proposals, and that negotiation
 10 and ultimate agreement on these selected remedies,
 11 or proposed remedies, that all of the NCP criteria
 12 is met way up front and everybody gets a buy-in,
 13 like Michael was talking about.

14 We kind of took some shortcuts on them during
 15 the Crissy Field process. And I think all of us
 16 want to avoid a lot of headaches that we had in
 17 coming to finalization of the Crissy Field RAP, we
 18 all have that intention. Because we had an
 19 opportunity to learn the lesson the hard way, I
 20 don't foresee us making those same mistakes this
 21 time. He knows what he's looking for, we know what
 22 he's looking for, so does the Park Service, so does
 23 the Presidio Trust and its consultant. So we're
 24 all going to make sure, as we go through this
 25 negotiation process, that we don't miss those steps

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1 predetermined level, that flexibility is inherently
 2 in there for soil contamination and its geometry of
 3 the contamination.

4 Also, there's a second element, which was not
 5 clear up to this point, and Michael's comments
 6 brought it out. It's that there is a provision,
 7 such that, during future excavation, such as for
 8 the wetlands or during other construction
 9 activities related to the restoration, if an area
 10 of contamination is found, such as a buried
 11 waste-oil tank, in this decision cleanup numbers
 12 would be determined. So they would be cleaned up
 13 to the same levels as the cleanups that are being
 14 done now, so the overall process and the
 15 construction doesn't have to come to a stop while
 16 the overall process of picking a new remedy for
 17 that new find is being determined. And it's a
 18 similar sort of remedy to what's being picked for
 19 the known contamination now.

20 BOARDMEMBER HOOPER: I understood
 21 that there were preset cleanup levels, but there
 22 were also preset excavation levels. I wonder if
 23 one might foresee any need for adjustment?

24 BOARDMEMBER ULLENSVANG: In the field
 25 there may be adjustment, just like the DEH site

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1 turned out to be a somewhat different configuration
2 than what was anticipated, and that is, that it's
3 built into the current proposal.

4 BOARDMEMBER O'HARA: I would like to

5 follow up on Molly's question with just a generic
6 one of my own. In your continual measurement of
7 monitoring of these sites, has any recent
8 monitoring developed data that would show that the
9 contamination of the sites has increased as a
10 result of the inordinate amounts of rain we have
11 experience? I'm thinking more specifically of some
12 of the dump sites.

13 BOARDMEMBER WILKINS: Yes, that's a

14 good question. One site that comes to mind is the
15 DEH area. Obviously, we're out there digging up
16 and cleaning up the DEH areas, then we get the
17 deluge of rain. I don't know the answer to that
18 question.

19 Is there anybody from IT that could speak to
20 that? Have the site conditions at DEH been
21 affected by the rain, such that, we have more
22 contaminants to worry about than we knew about
23 previously? Another issue may be some of the
24 landfill sites where there was concern brought
25 forward about seepage out of areas. Has that been

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1 the seeps are running. We've taken three samples
2 at Landfill E in the three areas where it's kind of
3 seeping out. Landfill 2, same thing, and, also at
4 the Springs. So we're monitoring that, as well.

5 BOARDMEMBER ULLENSVANG: And the data

6 from the January through March quarter would be
7 available, what, sometime this summer?

8 BOARDMEMBER HENDERSON: Yes.

9 BOARDMEMBER ULLENSVANG: So the

10 quarterly reports, which are available to the RAB
11 members that are at the BRAC office, for the
12 January to March sampling, after this first flush
13 of rain, this big rain event, will be available
14 this summer.

15 BOARDMEMBER O'HARA: Just one final

16 follow-up question. If, in the sampling process,
17 or the analyzing of the samples, there are red
18 flags, if found, are immediately called to your
19 attention?

20 BOARDMEMBER HENDERSON: Oh, yes. As

21 Brian noted, all these reports go out to the
22 public, to the National Park Service, to all the
23 stakeholders, EPA, everybody gets them. We also
24 have quarterly meetings, as well, for all the
25 sites. We usually bundle several of the sites

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1 affected more because of the rain? I don't know if
2 we have answers to those questions.

3 BOARDMEMBER ULLENSVANG: Maybe it

4 would help to go through some of the sampling
5 sequences. When sampling occurs in the groundwater
6 wells; some of the fill sites; when that will occur
7 in relationship to the current rain; and what type
8 of seep sampling you're doing now. This might help
9 people know when to expect data directly related to
10 that question.

11 BOARDMEMBER HENDERSON: Well, for all
12 of our ground monitoring wells we're still on the
13 quarterly monitoring period for those wells. Every
14 year we always see fluctuations, depending on water
15 levels, and everything else. So this rain that
16 we're seeing now, although a lot, happens every
17 year, so the levels in the wells, the actual water
18 levels in the wells, goes up and down. And you do
19 often see a fluctuation, especially, sometimes with
20 metals and things like that. But they are all
21 within the natural variations that you'd expect for
22 that.

23 And we're also doing seep sampling at
24 Landfill 2, Landfill E, and El Polin Springs are
25 being sampled, too. And right now at Landfill E

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1 together and actually look at the data to look for
2 any red flags that occur.

3 BOARDMEMBER WILKINS: And at those
4 meetings the Water Board and DTSC technical staff
5 participate in those meetings, and discussions
6 center around the results of the analysis from the
7 groundwater sampling.

8 BOARDMEMBER GIRARDOT: I was going to
9 go back to the fast tracking of the Crissy Field
10 RAP. We kind of went off on a side path here.

11 FACILITATOR KERN: Molly, did you
12 have a question?

13 BOARDMEMBER HOOPER: I just wanted to
14 quickly ask, if there were some significant spikes
15 because of metal concentrations, or whatever, would
16 you consider leaving any of the wells there?

17 BOARDMEMBER HENDERSON: Oh, you mean
18 at Crissy Field?

19 BOARDMEMBER HOOPER: Yes.

20 BOARDMEMBER HENDERSON: Yes, we will
21 attempt to leave whatever wells we can.

22 BOARDMEMBER HOOPER: I thought they
23 were all supposed to be removed.

24 BOARDMEMBER ULLENSVANG: The wells
25 within the area of the actual wetlands will be

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1 removed, the others would be hard to keep. But
2 there's a number of wells within the general Crissy
3 field area which will be kept, or which will be
4 abandoned and replaced, depending on the nature of
5 what sort of earth work that will be done in that
6 area.

7 FACILITATOR KERN: Joan?

8 BOARDMEMBER GIRARDOT: Yes. Getting
9 back to fast tracking, my original question. I'm
10 not completely satisfied with David's answer. You
11 know, I'm uncomfortable because our regulators are
12 uncomfortable, and I, personally, have a very high
13 regard for our regulators. And the fast tracking
14 of a process -- what I'm hearing is that the
15 National Park Service wanted this to be done fast,
16 and procedures to be sidetracked in order to be
17 able to accomplish whatever it is they wanted to
18 accomplish, and that this date was set by them.

19 Now I'm hearing all this talk about
20 "self-sufficiency," which, of course, has nothing
21 to do with Crissy Field, because the Trust is not
22 the steward of Crissy Field. So what is really
23 driving this date? On other bases does the plans
24 of the person, or the entity that's taking over,
25 drive the process to fast track the process? I

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1 cleanup done by the summer, that the Park Service
2 and GGNRA would lose the funding they have for the
3 reuse. So all of these things factored into the
4 decision to move this process along as quickly as
5 possible.

6 I also want to say, there wasn't any
7 intention to circumvent the NCP or not to follow
8 the regulations, or anything like that. It wasn't
9 like we just said, "Oh, let's just blow off
10 following CERCLA." It wasn't an intentional thing
11 like that. I think that as the process went along
12 there were some shortcuts that we took.

13 BOARDMEMBER BLANK: I'd just like to
14 echo that sentiment. It certainly wasn't the Park
15 Service's intent in any way to not fully have this
16 project comply with the required regulations of the
17 federal or state EPA. And I think that after we
18 finish the process that we're currently engaged in
19 that, in fact, that compliance will be fully
20 achieved.

21 I think we did embark on a somewhat unusual
22 process in getting to this point, but I think we've
23 learned some good lessons from it, as well. And I
24 think sometimes having a schedule to drive you a
25 little faster actually helps push the decision

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1 mean, I'm not satisfied with the answer, "Well,
2 somebody has a construction schedule." So what. I
3 mean, what is the absolute necessity of that? I
4 mean, this is not explained.

5 BOARDMEMBER WILKINS: Well, I
6 apologize for not being able to answer your
7 question more adequately.

8 As I mentioned before, the Army, in working
9 with the Park Service, they informed us that they
10 wanted the site prepared or cleaned up and
11 available for reuse by early summer, 1998. And
12 that is the objective that the Army was trying to
13 reach when going through this decision process, to
14 complete that decision process, in enough time to
15 allow us to have a cleanup construction site, to
16 get the cleanup done by June of 1998.

17 With the level of effort required to address
18 some of the concerns and comments made on the
19 Responsiveness Summary, that's been delayed a
20 little bit by three to four weeks -- I think that's
21 what the new schedule shows -- such, that we're
22 going to finish the cleanup by July instead of by
23 the beginning of June.

24 One of the other driving forces behind this
25 was that the Army was told that by not having the

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1 making along.

2 BOARDMEMBER WILKINS: And I think the
3 most important thing that you and everybody else
4 here should realize, is that while we may have
5 taken some shortcuts to achieve a suitable decision
6 document, we're ultimately going to comply with the
7 concerns of the EPA and the state.

8 The bottom line is, in all this process we
9 came up with remedies that were not only acceptable
10 to the stakeholders, but they were also protective
11 of human health and the environment. And that's
12 the thing you should focus on.

13 Yes, shortcuts were made. But the remedies
14 were the right remedies to make for this facility
15 and for the community that has interest in the
16 cleanup of this facility. And those remedies are
17 going to make sure that when they are implemented
18 and executed, that you, and everybody else here,
19 and everybody else in the Bay Area that wants to
20 come to this facility, can be assured that the
21 cleanup was complete and that it was protective of
22 human health and the environment.

23 In achieving that goal we may have taken a
24 few shortcuts here and there to achieve that by not
25 evaluating every single remedy according to the

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1 NCP, not having completed ARAR analysis. We're in
2 the process of fixing that up right now so that the
3 documentation process achieves the same level of
4 success that we're going to achieve with the actual
5 remedies that we selected. And that's what you
6 should focus on.

7 BOARDMEMBER HENDERSON: Also, John, I
8 think your last question was, is this common that
9 reuse authority can drive cleanup? It is. I work
10 at several other closing bases in this state and
11 other states, as well. And it is common that
12 sometimes reuse people come in and say, "I want
13 that building over there," and everybody has to run
14 over there and clean it up. And then the next week
15 they say, "I want that other building over there,
16 by the way." So it's challenging at times. You
17 can plan out a nice schedule, but when somebody
18 comes in and they don't care about the schedule,
19 and they have their own schedule, then it gets to
20 be a challenge.

21 BOARDMEMBER GIRARDOT: Just for the
22 record, with 25 years' experience of being an
23 immediate neighbor to the NPS, I just find it
24 ironic that the NPS would want to shortchange any
25 procedures when they're famous for hiding behind

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1 additional contamination that we anticipated. I
2 think if you look at the numbers here many of them
3 increased on the order of 400 tons. Some, just a
4 small amount. And then there's still additional
5 tons to be removed. I guess the rains did,
6 somewhat, slow us down, without a doubt.

7 BOARDMEMBER O'HARA: When it rains as
8 much as it has, and you're in the process of taking
9 this fill out, does the rain, itself, cause the
10 contaminates to percolate further, requiring that
11 you take off additional amounts of fill?

12 BOARDMEMBER HANDEL: Potentially,
13 that could occur. We, of course, have to do final
14 excavation sampling, and if any final samples we do
15 collect indicate that cleanup levels have not been
16 reached we would have to go back in and excavate
17 additional soil. And then also recollect samples
18 following that excavation activity.

19 BOARDMEMBER O'HARA: Do you
20 anticipate that, based on prior experience, given
21 the nature of the soil, given the amount of rain?
22 What is your experience?

23 BOARDMEMBER HANDEL: Well, I'm
24 probably not the best one to answer a question on
25 contaminate transport.

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1 procedures. It wouldn't work the other way.

2 FACILITATOR KERN: Thank you. Any
3 other comments on Item 5.C? Let's move ahead then
4 to Monthly Reports, with what's going on with the
5 DEH.

6 BOARDMEMBER HANDEL: IT Corporation
7 was nice enough to present and prepare a little
8 summary that I think everybody should have in front
9 of them. It's entitled, Directorate of Engineering
10 and Housing Area Remediation Status. It goes
11 through each of the four sites, identifies the
12 number of cubic yards that were removed, and
13 estimates the number of cubic yards that still need
14 to be removed for each of the sites, as well as a
15 brief description of the schedule at the very
16 bottom. Rather than going through all of the
17 numbers, I'll allow to you read that, and if you
18 have any questions, don't hesitate to ask.

19 FACILITATOR KERN: Does anyone have
20 any questions right at this moment? I take it that
21 your schedule -- I think I remember that
22 excavations were going to be done by the end of
23 January. So now with the rains, it's delayed?

24 BOARDMEMBER HANDEL: That was the
25 original intent. We ran into a great number of

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1 BOARDMEMBER WILKINS: How about
2 somebody from IT? How about Dave Kelly? He's our
3 resident DEH expert. Dave, would you mind just
4 giving a quick recap, in your professional opinion,
5 as to how the rains have affected IT's ability to
6 finish the cleanup at the DEH site?

7 MR. KELLY: We actually got a lot of
8 the excavation work done before the rain started.
9 We got held up towards the end. We actually,
10 through the process, removed a majority of the
11 contamination. What had remained, essentially, in
12 most of the excavation, was very low levels of
13 contamination just above cleanup levels, that we
14 were chasing, essentially. So as far as anything
15 spreading that was actually there, I would say a
16 majority of the contaminates had been there for a
17 long time and hadn't transported very far. So I
18 don't imagine that even with this large amount of
19 rain that they would have gone, essentially,
20 further.

21 BOARDMEMBER O'HARA: Thank you.

22 FACILITATOR KERN: I just thought I
23 would jump in. There's a document circulating
24 around the table for signature. For those of you
25 that have just come in, you might want to take a

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1 look at that document.

2 By of the way, how many people that have come
3 since we talked about that issue, don't even
4 w what I'm talking about? We had a discussion
5 -- I wonder if there are any extra copies for
6 community members that we might pass to the people
7 that just came?

8 All right. We're moving on to Mark's
9 question.

10 BOARDMEMBER YOUNGKIN: Actually, I
11 was in Montana, but I saw pictures of the
12 Embarcadero with the waves coming over and flooding
13 the DEH. Any chance of that happening at DEH?

14 BOARDMEMBER HANDEL: Yes, it actually
15 did occur. We took a look at it today, and a great
16 amount of the paved pathway was destroyed, pieces
17 of it are within the DEH area, pieces of it are all
18 over. We did have a bit of waves overtake the
19 pathway and get into the DEH area during the high
20 tides.

21 BOARDMEMBER YOUNGKIN: Did it take
22 out the flagging for the sampling?

23 BOARDMEMBER HANDEL: I'm sure some of
24 them were affected.

25 BOARDMEMBER WILKINS: It did knock

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1 members of the RAB participating in that. We met a
2 couple of times since then, so that process is
3 still open, and we hope to bring the results of
4 that, continually, for people.

5 BOARDMEMBER YOUNGKIN: I also have a
6 few packets that Montgomery/Watson furnished on the
7 selection process. I have them with me, if anyone
8 is interested.

9 FACILITATOR KERN: Anything else on
10 231/207? Okay. The Nike Facility.

11 BOARDMEMBER HANDEL: Again, IT has
12 prepared a summary that each of you should have on
13 our intended remediation activity on the Nike
14 Facility. We recently went out in January and
15 February and measured the depth over the water in
16 the magazines. It is between eight and 15 feet
17 from the surface of the magazine to the water level
18 in the magazine.

19 We have also observed hydraulic oil. Our
20 intention is to go in and remove all of the liquid
21 in the magazines, the floating oil as well as the
22 oil. We're going to pressure wash the entire
23 magazine and then remove all of the equipment
24 containing hydraulic oil.

25 The tentative schedule is here at the bottom

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1 down some of the fencing in the portion of the
2 fencing along the shoreline. It pretty much
3 demolished the asphalt promenade from the water
4 treatment plant up to where the parking lot area
5 starts, so it was significantly affected there.

6 BOARDMEMBER YOUNGKIN: Thank you.

7 FACILITATOR KERN: Anything else on
8 the DEH? Okay. Building 231/207 CAP.

9 BOARDMEMBER HENDERSON: I can give a
10 brief update. We talked about that today during
11 our RPM meeting. We had a meeting scheduled for
12 February 24th, that was to talk about some criteria
13 and kind of an overview of some potential remedial
14 actions we were going to be taking at the site. We
15 agreed to postpone that meeting to the 10th of
16 March, because a lot of the energy and focus that
17 we're all putting on the Crissy Field
18 Responsiveness Summary. And so in the next week to
19 two weeks we're going to be getting comments on the
20 criteria as well as some more comments. And the
21 Army will take those and collate them and we'll
22 have this next meeting on the 10th of March.

23 FACILITATOR KERN: There was some RAB
24 participation on this, so there's a process going
25 on for Building 207 and 231, and there are public

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1 of the sheet. What we'd like to do is have a
2 description, a workplan, here at the RAB, at the
3 next meeting, a workplan before the review in April
4 of 1998, and initiate remedial activities in June.

5 BOARDMEMBER HOOPER: Could you
6 clarify something for me? You said that the water
7 was measured at eight to 15 feet. Was that eight
8 feet on January 28th, and 15 feet on February 9th?

9 BOARDMEMBER HANDEL: I don't know
10 that that's accurate.

11 MR. JOHNS: There were three
12 different magazines. And it was consistent between
13 the two dates. It hasn't changed between the two
14 dates. In one magazine it was six feet, in the
15 other six, and three feet in the other.

16 BOARDMEMBER HOOPER: Thank you.

17 BOARDMEMBER CHEEVER: Did you observe
18 the oil in all three of the magazines?

19 MR. JOHNS: Yes, they did.

20 BOARDMEMBER CHEEVER: And if it
21 didn't change during those recent rainstorms, it
22 would seem you can't say it all leaks from rain, it
23 must be groundwater communicating with it, I would
24 think.

25 BOARDMEMBER HANDEL: I would say some

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1 timing lag, being able to raise the water table and
2 enter into the magazine. I'm sure some water came
3 in through the small holes in the surface. I
4 wouldn't imagine a great deal. Although, most of
5 our rain that we've had in last three or four weeks
6 -- I'm not a Ph.D. Hydrologist, so I'm not going
7 to try and estimate how it happens. I can tell you
8 there is a time lag when it hits the ground and
9 penetrates to the water table.

10 BOARDMEMBER CHEEVER: Also, I'm very
11 glad that you are taking the water out now. Are
12 they going to refill with water over time?

13 BOARDMEMBER HANDEL: More than likely
14 they will.

15 BOARDMEMBER HENDERSON: The intent is
16 to take out any fluid in there, and also, we're
17 pressure washing it all inside with groundwater.

18 BOARDMEMBER HANDEL: The concern is,
19 is that the water contained there now has petroleum
20 products in there.

21 BOARDMEMBER CHEEVER: What about
22 anything from the lead-base paint inside? Would
23 the pressure washing take that off, as well?

24 BOARDMEMBER HANDEL: Yes.

25 BOARDMEMBER CHEEVER: And would it

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1 wasn't a lot we could do. We just received funding
2 from the Army, it's at the District. We
3 transferred it to our contractor, and that has to
4 go through a public review process. So it takes
5 time to do the work.

6 FACILITATOR KERN: Other questions on
7 the Nike Facility? Item 6.B., the RPM meeting.

8 There were three items on the agenda today.

9 Item 1, was a follow up on the Fresh Water Bioassay
10 Study. Roger, do you want to talk about that?

11 BOARDMEMBER HENDERSON: The topic was
12 the fresh water bioassay that had been completed by
13 the Regional Water Control Board. We actually
14 discussed -- we didn't really get into the
15 findings, because the findings have just come out.

16 The Army is actually looking at the data that
17 were generated by this. We're going to be getting
18 copies of the raw data report from the bioassay lab
19 to the National Park Service. The Regional Water
20 Quality Control Board has had it for a while, too.
21 The next step is to sit down with everybody and
22 look at how the test was run. Again, this was a
23 test that was not run by the Army. It was actually
24 performed by the Water Quality Control Board. So
25 they were in charge of it.

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1 come out when you empty it?

2 BOARDMEMBER HANDEL: Oh, yes.

3 BOARDMEMBER CHEEVER: So any lead

4 that's left there would be loosened and break off,
5 at least in the mean time? And are you going to
6 suck it all out with a pump or something?

7 BOARDMEMBER HANDEL: Yes.

8 BOARDMEMBER WILKINS: We can let you
9 know when this cleanup process is going to take
10 place.

11 BOARDMEMBER HANDEL: Actually, I
12 intend to have a little presentation about how
13 we're going to go about doing this.

14 BOARDMEMBER CHEEVER: Great, thank
15 you.

16 BOARDMEMBER LAHREN: So it has
17 floating product in there now, and that's coming
18 out in June?

19 BOARDMEMBER HANDEL: Yes.

20 BOARDMEMBER WINSHIP: Where does it
21 go?

22 BOARDMEMBER HANDEL: I'm not sure.
23 It may be able to be oil and water mix. It's not
24 like there is several inches or a foot, or anything
25 like that. But in terms of the time frame, there

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1 Our role, the Army's role, was to provide
2 them groundwater samples. This was for the
3 Building 207/231 site, because the proposed
4 corridor, when they're going to redo the stream
5 down through that area, might go through the site.
6 So this was in support of coming up with some
7 action levels for soil and fresh water for that
8 area.

9 So I think within the next couple of days
10 we're going to get that report out to the National
11 Park Service. Again, it's not a report from the
12 Army, it is just from the laboratory. We're going
13 to look at those data, and the next point after
14 that we're going to start talking about what does
15 it actually mean?

16 FACILITATOR KERN: Roger, would it be
17 correct to say that what this bioassay is, is that
18 they expose critters of certain kinds to the
19 chemicals to see the effects on them?

20 BOARDMEMBER HENDERSON: Right. It
21 was a similar test to the one that the Army did for
22 the saltwater zone where they actually take
23 organisms. In this case, for the fresh water
24 bioassay they used a fat-head minnow, a species of
25 algae, and a water flea, that was the third one.

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1 And they exposed these little critters in the algae
2 to various concentrations of groundwater with
3 pline in it, that's what we have at the Building
4 site. And based on this whole test, they can
5 get a feeling at what concentrations in the
6 groundwater is there an effect on these. From that
7 you can start doing some counts to find out what's
8 going to happen to groundwater that won't actually
9 have any effect on them. It was very, very similar
10 to what we did for the saltwater, and that report
11 has been out for quite some time.

12 BOARDMEMBER O'HARA: When you say,
13 "at what level does it have an effect on the
14 receptors," what do you mean by "effect"?

15 BOARDMEMBER HENDERSON: They are
16 measured in various ways. That's not my area of
17 expertise. But certainly, one is depth. They
18 don't usually measure that. There's growth,
19 whether they can see if they're growing at certain
20 rates. Whether they have fewer offspring. I think
21 there's a third one, where they can actually look
22 at them and see if there's some other effects on
23 them, just by the shape of them, by their egg
24 sacks. Algae, I'm not sure what they do about
25 algae. It's an entire science in itself, very

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1 concurrence -- although, I didn't go through and
2 get comments one by one with Romy. In general, I
3 found DTSC to be in concurrence with EPA about the
4 comments that we made on the process. I haven't
5 had a conversation like that with Joseph, partly
6 because he's so new to the site, but also because,
7 traditionally, the Water Board doesn't really
8 follow -- doesn't really focus on CERCLA process.

9 BOARDMEMBER YOUNGKIN: Thank you.

10 BOARDMEMBER LAHREN: Mark, while you
11 are giving your committee report, could you just
12 mention where things left off with Jim Meadows?

13 BOARDMEMBER YOUNGKIN: We sent a
14 letter out to Jim Meadows, of the Presidio Trust,
15 inviting Jim, and Craig Middleton to attend the RAB
16 meetings, informing them that they are members of
17 the RAB, and inviting them to come and participate
18 in the decision-making process. So I got a phone
19 message from Craig Middleton today from Washington,
20 both Jim Meadows and Craig Middleton are in
21 Washington together this whole week.

22 They acknowledge the receipt of our letter
23 and they expressed the intention of participating
24 in the RAB and working with us. And they wanted me
25 to convey the message that they are planning to

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1 fascinating stuff.

2 BOARDMEMBER CHEEVER: Where does the
3 water come from that's being tested?

4 BOARDMEMBER HENDERSON: The water
5 that was tested was from the monitoring wells at
6 the Building 231 site. We don't have a stream
7 there yet, which would have been the optimal
8 thing. But barring that, we took groundwater from
9 the site and used that to expose the minnows, the
10 water flea, and the algae.

11 FACILITATOR KERN: The other items on
12 the agenda were the Crissy Field Activities, which
13 you've heard about, with respect to the document.
14 And the Building 231/207 CAP Process. And so that
15 was the RPM meeting tonight. Any other residual
16 thoughts or comments on that? Mark?

17 BOARDMEMBER YOUNGKIN: Back to the
18 Crissy Field RAP Responsiveness Summary. Michael,
19 have you been in contact with Romy? How does Romy
20 and the state feel about what you're saying about
21 this issue?

22 BOARDMEMBER WORK: Well, it's my
23 understanding that DTSC concurs with the idea of
24 proceeding to the point of a final decision for
25 Crissy Field. Also, I found that DTSC was in

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1 work with the RAB in the future, that they're just
2 short staffed right now, and it's hard for them to
3 attend the meetings. They sort of left it open as
4 to what meetings they could attend. They just
5 wanted me to express their willingness to work with
6 the RAB on upcoming issues.

7 FACILITATOR KERN: One thing that was
8 brought up at the RPM meeting with regard to Item
9 7, Future Agenda Items, was the idea of having
10 someone come and speak on landfill closure
11 requirements. And that was brought up again, and
12 it was acknowledged that was out there. And
13 Joseph, for one, was in contact with Romy and said
14 that he was going to help facilitate to see that
15 happened, perhaps in March.

16 BOARDMEMBER WILKINS: I'm going to
17 get in touch with Dan Murphy and make sure that
18 both he and Romy attack it from both of their
19 positions, and make sure we get somebody from the
20 Integrated Waste Management Board to come and give
21 us a regulator's perspective of landfill closures
22 as it would apply here at the Presidio.

23 FACILITATOR KERN: Any other requests
24 or ideas for agenda items?

25 BOARDMEMBER BUCK: Next month I would

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- a presentation on TAPP, which is
Local Assistance for Public Participation.

It's a new initiative to provide the RABs with a
mechanism for getting independent assistance for
interpreting implementation, restoration,
documents, things of that nature. So I'd like to
present that.

BOARDMEMBER BLOOM: We're doing a

series of presentations for RABs around the region
on the outcomes of the National RAB Caucus. Last
January, there was a very successful meeting, and I
wondered if folks wanted to have a presentation
here at the next meeting about the caucus?

We had 20 out of the 50 states represented.
We had 30 separate RABs represented, and we had
quite a superb meeting. As a result of the RAB
Caucus' input, they are now reconsidering the
policy on sunsetting RABs, and that there will be
RAB participation and discussion about how the
policy of RABs will be put forward.

A number of other things, including a
response from our facilitator's request to them for
having the first meeting of 1999 here in San
Francisco. So there will be an opportunity for
people here to speak at the Conference next year.

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executive director, and for the Army to get its
perspective on how things are going with regards to
cleanup operations here at the Presidio. Other
than that, I don't know what other missions that
the Presidio Trust representatives have or had in
Washington this week.

BOARDMEMBER GIRARDOT: Could you
comment on the rumor that everyone is talking about
that the Presidio Trust is asking the Department of
Defense to hand it the cleanup dollars to spend as
they see fit?

BOARDMEMBER WILKINS: I can't comment
on that rumor, because I don't know the nature of
those discussions. I do know that there are
discussions going on regarding the transfer of
responsibility for the cleanup from the Army to the
Presidio Trust. I don't know the nature of those
discussions in any capacity, whatsoever. I only
know that those discussions are ongoing, and as
with anything, it's merely an idea that's being
tossed around. Whether or not it results in
anything, your guess is as good as mine.

FACILITATOR KERN: Any other comments
or questions for tonight? Seeing none, meeting
adjourned. Thank you for your participation.

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1 So we can give a full presentation, if folks would
2 like, at the next meeting.

FACILITATOR KERN: So we have the
National RAB Caucus, the TAPP, and the landfill
closure, for the next meeting, plus other items
that come up. Are there any other ideas at the
moment? If you have them, send them to Mark. Any
other items or announcements for tonight?

BOARDMEMBER GIRARDOT: I'd just like
to ask David if he could tell us what's going on in
Washington this week regarding the Presidio?

BOARDMEMBER WILKINS: The only thing
that I know that's going on from the Army's side,
is that the Army BRAC office representatives met
with representatives of the Presidio Trust. I
don't know which representatives they were,
exactly, other than Jim Meadows and Craig
Middleton. It was primarily a "grip and grin
session," that's Army lingo for, "Hi, how you
doing, we're in town, how's everything going at the
Presidio?" And I don't know the specific nature of
their discussions; if it was for decision purposes,
or whatever. I think it was more just for the
Trust to give its perspective on how things are
going in its first month of operation, with its new

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REPORTER'S CERTIFICATE

1, Elizabeth Valstad, do hereby certify that
the foregoing is a true and correct statement of
the testimony and proceedings had in the
within-entitled matter and that the same is a full,
true and correct transcription of the shorthand
notes as taken by me in said matter.

Dated: At San Francisco, California this
_____ day of _____, 1998

Elizabeth Valstad

RESTORATION ADVISORY BOARD MEETING

1 THE RESTORATION ADVISORY BOARD MEETING

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3
4
5
6 TUESDAY, MARCH 10, 1998
7 HELD AT
8 FORT MASON G.G.N.R.A. HEADQUARTERS
9 SAN FRANCISCO, CALIFORNIA
10 7:00 P.M.

11
12 **CERTIFIED COPY**
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15
16 REPORTER'S TRANSCRIPT OF PROCEEDINGS
17 BY: ELIZABETH VALSTAD
18
19

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22 CLARK REPORTING
23 2161 SHATTUCK AVENUE,
24 SUITE 201, BERKELEY, CA 94704
25 (510) 486-0700

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1 FACILITATOR KERN: Good evening
2 everyone. This is the regularly scheduled meeting
3 for the Presidio Restoration Advisory Board.
4 Welcome to all the community members, members of
5 the public, the Army, the contractors, members of
6 the regulatory agencies, the City of San Francisco,
7 who I don't quite see here yet.

8 First item on the agenda is the approval of
9 the agenda. Does everyone have one of those? Much
10 of the huddling up here was because there are
11 technical difficulties with the projector, so Item
12 5 needs to be slid down the agenda.

13 We have Item 4.B. We're expecting a few more
14 community people, so we're trying to slide that a
15 little bit down into the agenda.

16 The one agenda item that many people may have
17 expected tonight was discussion on the landfill
18 closure requirements. David, perhaps you could
19 mention what happened with that.

20 BOARDMEMBER WILKINS: For this
21 month's meeting, specifically, a lot of folks were
22 interested in having somebody from the regulatory
23 agency come and give a presentation, or just
24 describe in their opinion, the conditions of
25 landfills at the Presidio. I had a discussion with
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C.2

1 RESTORATION ADVISORY BOARDMEMBERS:

2 (COMMUNITY AND TECHNICAL)

3 JOHN BUCK
4 JULIA CHEEVER
5 ROMY FUENTES
6 JOAN GIRARDOT
7 BRUCE HANDEL
8 ROGER HENDERSON
9 JULIAN HULTGREN
10 DOUG KERN
11 LEEANN LAHREN
12 ANDREW LOLLI
13 BRUCE MCKLEROY
14 SCOTT MILLER
15 JAN MONAGHAN
16 PETER O'HARA
17 LOUIS ROSENBAUM
18 WESLEY SKOW
19 BRIAN ULLENSVANG
20 DAVID WILKINS
21 JOANNE WINSHIP
22 MICHAEL WORK
23 MARK YOUNGKIN
24
25

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1 Romy about that, and what Romy had actually set up
2 in working with Joseph Chow, from the Water Board,
3 he invited a senior person from the Water Board to
4 come and talk about landfills at the Presidio. I
5 thought that person from the Water Board would not
6 be the best spokesperson from the regulatory agency
7 to talk about the landfill situation, and that we
8 wanted somebody from the Integrated Waste
9 Management Board. Because in the Army's opinion,
10 the representative from the Integrated Waste
11 Management Board has a little more knowledge,
12 physical knowledge, about the sites here at the
13 Presidio, and that they would be better positioned
14 to provide you a perspective other than that which
15 has been presented by the studios work done by
16 Doug Kern, and what's proposed in the landfill
17 resolution.

18 As you know, the landfill resolution which
19 Doug authored, and that many of you supported,
20 represented a position that directly challenged
21 what the Army's view was about the landfill sites
22 and areas at the Presidio. And there are
23 representatives from the Integrated Waste
24 Management Board that we believe have not an
25 identical position with the Army's, but something,
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1 at least, somewhat similar, and it would be
2 valuable for you as public members to understand
3 that perspective from a regulatory agency's
4 viewpoint.

5 The Water Board person, in my opinion, didn't
6 have that opinion, or didn't have that knowledge.
7 And I talked this over with Joseph Chow, and he
8 agreed. He said that the Water Board person would
9 most likely be able to provide a lot of the
10 regulatory requirements, and things like that, that
11 might be applicable. So what we did was, we
12 deferred that until next month.

13 One of the problems in getting a Waste
14 Management person here is that they are not under
15 the DSMOA contract with the federal government, so
16 there's no funding, if you will, to allow them to
17 come and do this type of work outside of their
18 normal day-to-day operation.

19 I'm working directly with a representative of
20 the state to try and go around that particular
21 bureaucratic restriction, and try to get somebody
22 here from the Waste Management Board next month, as
23 well as have that same person from the Water Board
24 that Joseph Chow talked about. And I think that
25 when we come next month that the two

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1 it would make more sense what do about those
2 landfills and the corridor, and that type of
3 thing.

4 Previously, in the remedial investigation
5 report -- it was during drought years -- we didn't
6 actually have water samples from seeps that were
7 coming out of there. Now that we have some of that
8 data, it would provide a great contribution to the
9 discussion.

10 So all of that combined led me to the
11 decision to postpone that landfill discussion until
12 next month. But in the meantime, tonight, what
13 would be a good idea that Doug suggested, is that
14 we go ahead and take questions or concerns that
15 people have about the landfill issues, that would
16 be related to the landfill resolution, or any other
17 concerns that you might have, and then we can send
18 those off to the state representatives that will
19 come to the RAB next month. So that was kind of
20 where that went.

21 FACILITATOR KERN: So we can put that
22 down as another agenda item somewhere on the list.

23 BOARDMEMBER O'HARA: Doug, could I
24 suggest that we slip that discussion to follow Item
25 6.B, because, really, there is no time limit on

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1 representatives from the Water Board and the Waste
2 Management Board would provide a much more
3 beneficial review and discussion for you all in
4 terms of the entire perspective of the landfills.

5 With respect to the landfill resolution that
6 many of you support, it would give you an
7 opportunity to ask them directly, does your
8 resolution make sense, so on and so forth.

9 In addition to that, if you're not aware,
10 Doug had taken the time during this rain event,
11 during February, to do a walk through of the
12 corridor from the bay all the way up to El Polin
13 Spring and up to the landfills. Well, the Army's
14 consultants have done a similar activity and have
15 taken samples at Landfill E along the seeps. If
16 you're not familiar with what Doug has done, he
17 actually walked up to some landfills, taking some
18 photographs showing where the water was coming out
19 and things like that, and our consultants have
20 taken samples in those areas. We expect to have
21 the first round of that data back early next week,
22 and the rest of it later.

23 The point is, that all of that data should be
24 back by the next RAB, and that would certainly be
25 useful as we discuss the landfill conditions, and

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1 that discussion. And I think in all fairness to
2 the people that are going to be making reports, we
3 can get into a discussion that will take us to the
4 end of the meeting.

5 FACILITATOR KERN: Okay, that's
6 fine. Any other changes, additions?

7 BOARDMEMBER YOUNGKIN: Under Monthly
8 Reports, Status Reports, can we add the Crissy
9 Field RAP update?

10 FACILITATOR KERN: That's fine.

11 BOARDMEMBER HANDEL: The Nike
12 Facility is actually a brief presentation, so you
13 can move it up or down.

14 FACILITATOR KERN: Okay. Any
15 Announcements? Old business?

16 BOARDMEMBER WILKINS: Saul Bloom is
17 not here yet, so we may have to skip over the
18 discussion about the National RAB Caucus until he
19 shows up.

20 FACILITATOR KERN: Committee
21 Business?

22 BOARDMEMBER YOUNGKIN: The Main
23 Installation Committee met twice, once February
24 24th, and once on March 3rd. The Selection
25 Committee met once on February 24th. Leeann will

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1 talk about the Selection Committee later on.
 2 The Main Installation Committee has been
 3 working on the Feasibility Study for the Main
 4 Installation CERCLA sites. The committee has been
 5 going through the comments submitted on the
 6 Feasibility Study, having discussions among
 7 themselves and trying to summarize and condense the
 8 comments down to one document that goes by site,
 9 and basically gives the issues and concerns
 10 expressed in the comments.

11 We decided to use the format that EKI used in
 12 the Crissy Field RAP procedure, their table. And
 13 so we're basically constructing a document based
 14 upon their format for the Main Installation CERCLA
 15 sites. And we have a draft document out in
 16 circulation now in the committee, and we expect to
 17 have it finished by the next RAB meeting for
 18 presentation. The next committee meeting is on
 19 March 24th, in this room, same time, and we'll be
 20 discussing the document for possible presentation
 21 at the next RAB meeting.

22 FACILITATOR KERN: Leeann, are you
 23 ready for your committee?

24 BOARDMEMBER LAHREN: Not just yet. I
 25 noticed that Craig Middleton arrived, and since, I

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1 community member.

2 BOARDMEMBER MCKLERROY: Bruce

3 McKleroy, community member.

4 BOARDMEMBER LAHREN: Leeann Lahren,

5 community member.

6 BOARDMEMBER ULLENSVANG: Brian

7 Ullensvang, with the Park Service.

8 BOARDMEMBER WORK: Michael Work,

9 EPA.

10 BOARDMEMBER FUENTES: Romy Fuentes,

11 DTSC.

12 BOARDMEMBER WILKINS: Dave Wilkins,

13 Department of the Army.

14 FACILITATOR KERN: Doug Kern,

15 community member.

16 BOARDMEMBER BUCK: John Buck, Army

17 Environmental Center.

18 BOARDMEMBER HANDEL: Bruce Handel,

19 U.S. Army Corps of Engineers.

20 BOARDMEMBER HENDERSON: Roger

21 Henderson, U.S. Army Corps of Engineers.

22 FACILITATOR KERN: Welcome to the

23 meeting. Do you know if you'll be permanent?

24 MR. MIDDLETON: Jim was planning on
 25 coming, but he has a presentation tomorrow and he

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1 believe, the Trust is now a member of the Board, we
 2 should invite him to come sit at the table.

3 FACILITATOR KERN: Would it be
 4 reasonable to introduce ourselves to you, so you
 5 know the members of the Board?

6 MR. MIDDLETON: Sure.

7 BOARDMEMBER YOUNGKIN: I'm Mark
 8 Youngkin. I'm the community cochair.

9 BOARDMEMBER WINSHIP: I'm Joanne
 10 Chow-Winship, and I'm a community member.

11 BOARDMEMBER O'HARA: I'm Peter
 12 O'Hara, and I'm a community member.

13 BOARDMEMBER GIRARDOT: I'm Joan
 14 Girardot, community member.

15 BOARDMEMBER MONAGHAN: Jan Monaghan,
 16 community member.

17 BOARDMEMBER SKOW: Wesley Skow,
 18 community member.

19 BOARDMEMBER CHEEVER: Julia Cheever,
 20 community member.

21 BOARDMEMBER LOLLI: Andrew Lolli,
 22 Fisherman's Wharf.

23 BOARDMEMBER ROSENBAUM: Louis
 24 Rosenbaum, community member.

25 BOARDMEMBER MILLER: Scott Miller,
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1 needed to prepare for that. Either Jim or myself
 2 intend to be present at the meetings.

3 FACILITATOR KERN: All right. Well,
 4 we're going to hold Item 4.B for the moment and go
 5 onto 5.A.

6 BOARDMEMBER BUCK: Let's just take a
 7 second and set up here. I think part of my
 8 presentation has been copied and each of you have
 9 it in your document.

10 The Army Environmental Center is giving this
 11 presentation to the RABs throughout the country.

12 What I want to do is just give a brief
 13 overview of the TAPP program. And also, for the
 14 meeting handout, I added some additional materials
 15 that have been prepared by the DOD, pamphlets, info
 16 sheet, and I put a few copies of the actual rule
 17 over there if you feel you need some additional
 18 information or had some questions. What I'll do is
 19 just give you a brief history of what the DOD
 20 thinks it's going to get out of it.

21 Basically, it is a way of providing RABs with
 22 technical assistance for interpreting the myriad of
 23 technical documents that are out there. As you
 24 well know, many of these are quite complex and
 25 difficult to understand. It would be nice to have

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1 some mechanism to explain some of the technical
2 features of this program to the RAB, if it is not
3 available for some other means, an I'll emphasize
4 that later. Because, there are other ways of
5 getting this, through contractors, ourselves, the
6 regulatory agencies, and so forth.

7 The purpose and the goal is, we believe if
8 you are more informed, know the program better, you
9 can make more informed decisions and participate in
10 the decision-making process in a more meaningful
11 way.

12 A little history. It started back in 1992.
13 The EPA actually started this dialogue committee,
14 and one of the things that came out of that was the
15 emphasis on providing more assistance to the public
16 and giving them technical assistance to interpret
17 these difficult documents.

18 Actually, the final rule -- and then there
19 was some intermediate steps -- was published in
20 February, February 2nd, of this year. It focused
21 on RABs or technical review committees, and
22 community members of those committees. It is not
23 intended for some of the local and state agencies,
24 it's really focused on RAB members, the community
25 members, and not for local community groups outside

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1 these sites. Studying the implication of the
2 remedies that you do select, or that are selected.

3 Training. Don't envision yourself sitting
4 under a palm tree in Hawaii taking a seminar some
5 place. It could be used to have somebody come into
6 the RAB and give you a presentation on low
7 temperature thermal absorption. That's the focus.

8 Now there are projects that you can't get
9 funded. You can't use this money to sue us. We
10 don't want you going out there and drilling your
11 own wells and collecting your own samples, or doing
12 health studies or evaluation of cancer clusters.
13 It is not to reopen decision documents that have
14 been made. And it's not really for community
15 outreach, either. Dave has a RAB budget that goes
16 a long way towards fulfilling all those goals. The
17 rule is pretty specific in what you can use it for
18 and what you really can't use it for.

19 What's the criteria for obtaining a TAPP
20 grant? Basically, you have to determine either two
21 things. Either the state or the federal regulatory
22 agencies don't have the capability of providing you
23 the assistance that you have specified in your TAPP
24 grant proposal, or you feel strongly that this is
25 needed to make your review more efficient, and it

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1 the context of the RAB. And basically, it is for
2 those who need additional technical assistance to
3 interpret the documents.

4 How do you get this? Congress, in their
5 infinite wisdom, again, they came out with a rule,
6 didn't necessarily provide the money for that. The
7 money for this would come out of the Installation
8 budget. So if you decided you did need it, you're
9 going to be paring down some other project.

10 The guidance is you can ask for an amount up
11 to \$100,000 over the cost of the program, but no
12 more than \$25,000 in any one year. And the focus
13 is on the community input. They can actually
14 select and provide -- I can't say select -- a
15 technical provider that would welcome their input
16 in the selection process.

17 The DOD would handle all the administrative
18 and contractual end of things. Basically, it would
19 probably be the Corps of Engineers.

20 What kind of things are we looking at? As I
21 said before, interpreting an RI document,
22 interpreting the risk assessment. Having somebody
23 come in and giving you briefing on restoration
24 technologies, their advantages, disadvantages.
25 Participating in evaluating relative risk at all

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1 will go a long way towards approving the acceptance
2 of the Army's program. So it's one of those
3 criteria. Basically, it's what you have to use as
4 your guidepost, what you have to keep in the back
5 of your mind when you're proposing a project.

6 In the back of that rule over there, it's a
7 two-page form for applying for these TAPP grants.
8 It's not a grant, sorry, the TAPP. But it has to
9 be demonstrated first by a majority of the
10 community members on the RAB. It could be a simple
11 roll-call vote. That has to be documented by
12 Dave. Again, it's the community members, it
13 wouldn't be the regulatory agencies, the Army
14 representatives, things of that nature. And again,
15 it's certified by notating the roll call.

16 The rule itself really specifies that the RAB
17 can use this -- I can't say as a last resort, but
18 you should really exhaust all other avenues of
19 getting technical assistance before going to the
20 TAPP, because it is, again, coming out of the
21 environmental restoration fund. So there will be
22 something that won't be funded if this is, and the
23 rule actually specifies that you must go through
24 that process. And on the TAPP application there's
25 a statement in there as to those efforts that you

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1 went through to get such assistance.

2 This explains some of the other sources of
3 technical support that you can go to and get such
4 assistance, and you're pretty much all familiar
5 with some of these. I think, in some fashion,
6 you've gotten this kind of assistance in the past.
7 And again, you're a very knowledgeable RAB. There
8 are some others that don't really have your
9 technical background, that are in a worse position
10 as far as understanding the technical aspects of
11 the environmental restoration.

12 Some minimal requirements, qualifications
13 that are specified in the rule. It can't be your
14 brother Vinnie, if he doesn't really know
15 anything. It should be somebody who has both the
16 academic background, training, demonstration of the
17 issues, and, really, the key thing is the ability
18 to interpret these documents in layman's terms to
19 explain what's going on. Also, if they have some
20 unique local knowledge, this would be most
21 desirable.

22 Here's a brief diagram. Basically, you would
23 get together and the RAB would select somebody to
24 be the chairman. Get together with Dave,
25 determined your needs, prepare that application.

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1 BOARDMEMBER LOLLI: I would like to
2 commend those people who prepared the TAPP
3 program. You did a beautiful job of presentation,
4 you were to the point, you're sitting in the
5 driver's seat, and you know where you're going.

6 BOARDMEMBER FUENTES: Over the life
7 of it, it's \$100,000?

8 BOARDMEMBER BUCK: It's actually
9 either \$100,000 or one percent, which is ever the
10 lower. In this case, it's definitely \$100,000.
11 And it's \$25,000 in any one year, also.

12 BOARDMEMBER HULTGREN: Does this
13 provide for hiring an advisor or consultant to the
14 RAB? Or does it provide for putting money into
15 various desirable programs to the RAB?

16 BOARDMEMBER BUCK: It's to provide
17 technical assistance in interpreting things to the
18 RAB. And it has to be a discrete project.

19 BOARDMEMBER HULTGREN: Does it
20 provide for hiring a particular person to act as
21 consultant?

22 BOARDMEMBER BUCK: Yes. It would be
23 a consultant.

24 BOARDMEMBER HULTGREN: And at whose
25 direction would that person operate?

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1 Dave would review it, forward it to Fort Lewis for
2 either approval or denial. It would go through the
3 Corps of Engineers to secure the provider, obtain
4 assistance. The RAB designated person would have
5 to, on an annual basis, prepare a report and state
6 what the request was, what the program was, did it
7 fulfill your request. That will eventually be in
8 the report to Congress.

9 There's an appeals process, because there are
10 several points where there may be some
11 disagreement. It could be the eligibility of the
12 project. The RAB thinks, obviously, if they're
13 putting it forward, they think they're eligible.
14 Then it comes up to the DOD Installation Commander
15 and he says, I don't think we can fund this. There
16 is a built-in appeals process. The appeal has to
17 be certified, again, by the RAB through a roll-call
18 vote, or something of that nature. The appeals
19 process follows the Army's chain of command, as
20 usual.

21 I know that was real quick and brief. I
22 think it covers the major points. Again, if you
23 have questions, I would be more than willing to
24 stay after, and there is some more information
25 pamphlets on the side over there.

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1 BOARDMEMBER BUCK: The RAB.

2 BOARDMEMBER HULTGREN: This group
3 then, the community portion of this group?

4 BOARDMEMBER BUCK: Yes. The projects
5 are discrete. In other words, it's not a retainer
6 for somebody to be available for anything that
7 might come up. It has to be, "Yes, explain to me
8 the risk assessment for the RI that just came out,
9 and give me a report in four weeks. Give a
10 presentations to the RAB." It's not like you're on
11 retainer, something comes up, take a look at this.
12 You could do this multiple times. But again, it's
13 discrete.

14 BOARDMEMBER HULTGREN: But the
15 particular jobs are not determined at the outset?
16 That has to be determined --

17 BOARDMEMBER BUCK: You would submit
18 TAPP grants for particular projects as they come
19 up.

20 BOARDMEMBER HULTGREN: For that
21 particular person to deal with it?

22 BOARDMEMBER BUCK: Yes. Because it
23 might be a bunch of different providers. One guy
24 is an expert on restoration technology, one guy is
25 an expert on groundwater flow.

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1 BOARDMEMBER WINSHIP: What's the time
2 line you're looking at? Because by the time we
3 identify a need, and it has to be clarified, it
4 looks like it would be at least a couple of
5 months.

6 BOARDMEMBER BUCK: They are supposed
7 to be using what's called, "simplified acquisition
8 procedures." And the Corps in Sacramento is
9 familiar with these. We'll probably have to go
10 through one to see how quick it actually takes to
11 go through the process. No one has, to my
12 knowledge, has applied for one yet.

13 BOARDMEMBER WINSHIP: But you would
14 have a different consultant from different fields
15 then? Or is it something that you're going to send
16 an RFQ out for?

17 BOARDMEMBER BUCK: If it's under a
18 certain dollar amount, that can be a sole source.
19 And again, with these simplified acquisition
20 procedures, you can get a proposal over the phone,
21 it doesn't have to be a written thing. It's really
22 focused to get this simple, quick, to the greatest
23 extent possible.

24 BOARDMEMBER WINSHIP: The whole
25 process, if we can sort of expedite it at that end,
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1 that's what's currently in our forecast workplan,
2 but it's subject to change.

3 And in terms of immediate years, of course,
4 we're in FY98 and in FY99, our budgets, we feel,
5 are sufficient to address the concerns that are
6 identified at the point in time that we submitted
7 those budgets, which actually was just this past
8 month.

9 But the firm budgets for the out years, of
10 course, have been submitted. They've been
11 forecasted, but subject to change, pending
12 negotiations with the stakeholders about,
13 primarily, the Main Installation site.

14 The only things that could possibly change
15 are forecasts for the petroleum program. The
16 discovery of unknown tanks and unknown pipeline
17 that may be out there that we haven't found yet.

18 Other than that, I feel that we have a good
19 handle on what we need to be looking for, and what
20 we need to be forecasting and projecting needs
21 for. It's just a matter that we don't know exactly
22 what's out there, so we can only give it our best
23 engineered estimate. I think that we've done
24 that.

25 BOARDMEMBER LOLLI: Thank you, Dave.
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1 because we have concerns. And if we have to wait a
2 couple of months and then go through the process,
3 and if there are any further studies or
4 explanations, I mean, in order to help us decide.

5 BOARDMEMBER BUCK: I'm not going to
6 get up here and --

7 BOARDMEMBER WINSHIP: I know, I know,
8 it's the first time.

9 BOARDMEMBER LOLLI: How do we stand
10 financially? Are we on target, and when do you
11 expect the job finished?

12 BOARDMEMBER WILKINS: In terms of
13 where do we stand financially, the Army has
14 submitted its workplan all the way out to fiscal
15 year 2008, and that's based on an assessment of all
16 the programs occurring at the Presidio. That's the
17 petroleum program, primarily, and cleanup of the
18 CERCLA programs, which include Crissy Field and the
19 Main Installation areas.

20 I'm sure you're aware that the Main
21 Installation sites are still under negotiation, and
22 that the proposed estimates for cleaning up those
23 sites is subject to change. But based on what was
24 presented in the Feasibility Study last year, and
25 the costs associated with those remedies proposed,

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1 FACILITATOR KERN: Any other
2 questions for John on the TAPP?

3 BOARDMEMBER LAHREN: Is the community
4 at liberty to choose a contractor, or does the Army
5 Corps have veto authority over a qualified
6 contractor?

7 BOARDMEMBER BUCK: Over a qualified
8 contractor? I do not believe the intent is to veto
9 that. We really want you to have ownership. But,
10 I mean, if they go through their procedures and for
11 some reason this person turns out to be -- doesn't
12 make the grade, for whatever reason, we would have
13 to reject that. But, by all means, if he or she is
14 qualified, to my knowledge, that's the one they're
15 going to go with.

16 BOARDMEMBER HENDERSON: Is there any
17 restrictions on contractors that are currently
18 working here?

19 BOARDMEMBER BUCK: I believe it
20 should not be a contractor who's currently working
21 here. It shouldn't be a part of the program. They
22 should be an independent contractor. The goal is
23 to focus on small business.

24 BOARDMEMBER WILKINS: And an
25 independent viewpoint, if you will. So if anybody

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1 in the RAB has an issue that they would like
2 technical support on, and you identified a
3 contractor and you discuss it with me, and we put
4 into the acquisition, the procurement process
5 through the Sacramento District, they don't have
6 veto authority, all they have is the authority to
7 certify it. So do they meet the qualification to
8 do this type of work? In other words, do they have
9 the qualifications to do hydrogeology assessment of
10 Landfill 1? And they just check the box. So it's
11 not veto authority, it's more just certifying, is
12 this contractor qualified to do the work?

13 BOARDMEMBER LAHREN: Does the Army
14 maintain a list of contractors who they feel are
15 certified?

16 BOARDMEMBER BUCK: I don't know. In
17 this case I don't believe it would have to be with
18 somebody who's on retainer.

19 BOARDMEMBER WILKINS: It could be
20 somebody completely new.

21 BOARDMEMBER BUCK: The emphasis
22 should be first to look towards the regulatory
23 agency, the Army, their contractors. And, I think,
24 from my witnessing, they've done excellent jobs in
25 presenting this, because it's not like there's

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1 BOARDMEMBER BUCK: Actually, in the
2 rule -- the technical assistance, the criteria,
3 it's either you go to the federal, state or local
4 agencies, or the Army for this assistance. Or
5 you've gone there, and you don't feel that they can
6 provide it, or, technical assistance is likely to
7 contribute to the efficiency, effectiveness or
8 timeliness of environmental restoration activities
9 at the installation, and is likely to contribute to
10 community acceptance of environmental activities at
11 that installation.

12 FACILITATOR KERN: So it's not
13 necessarily the Army's plan, but environmental
14 restoration activities.

15 BOARDMEMBER BUCK: At that
16 installation.

17 FACILITATOR KERN: Anything else on
18 this? I don't see Saul here for Item 5.B. Going
19 onto 5.C. We have Tanya and John on Building 231.

20 MR. PERCELLA: I'm John Percella,
21 with Montgomery/Watson, project manager for
22 Building 231/207 Corrective Action Plan. Tanya
23 Bermott is the project engineer for this CAP.
24 Tonight I wanted to talk about the corrective
25 action plan.

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1 additional money out there, it's going to be taken
2 away from some other environmental restoration
3 program. So I'm not saying it should be last
4 resort, but you really should consider all other
5 alternatives.

6 BOARDMEMBER HENDERSON: We have
7 worked with a lot of different contractors, but if
8 you know somebody, we could ask around and see if
9 we have worked with them. We have lists, but they
10 are usually with larger firms.

11 FACILITATOR KERN: Further questions
12 on the TAPP?

13 BOARDMEMBER WINSHIP: I would like
14 verification on something I thought you said. It
15 had to do with the criteria for obtaining the
16 TAPP. And I thought you said one of the criteria
17 was that one would be able to get the funding if it
18 was most likely to contribute to the community
19 acceptance of the Army Environmental Restoration
20 Plan. It doesn't say it here, but I thought you
21 said it verbally during your presentation. It's on
22 criteria for obtaining TAPP. It's not here, but
23 when you presented it you said that one of the
24 criteria was that it would likely contribute to the
25 acceptance of the Army's plan.

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1 You have probably heard quite a bit recently
2 in the RAB. There's been a recent presentation on
3 hydrogeology for the 231 site. There's been a
4 number of updates, as well as status updates, and
5 the progress that we have made. We've also
6 initiated a new process for selecting and
7 evaluating alternatives for this site, and I think
8 some of you may even be involved with this
9 process. We've asked for feedback from the
10 community and all the other stakeholders that are
11 involved in the project. So we're here to talk
12 about that project, and to demystify some of the
13 process. We'll refer to it as a decision-making
14 process for tonight.

15 I've worked on some of the other corrective
16 action plans at the Presidio. I was the project
17 manager for the Building 637 CAP, and also the
18 base-wide CAP, and I've seen things evolve over the
19 years. We found that in the 637 CAP that some of
20 the methods that we chose were not very well
21 received.

22 For example, we looked at the nine criteria
23 to judge the alternatives. One of the criteria we
24 used was the public participation criteria. When
25 we presented the public participation results, or

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1 the scores, a lot of people didn't really like
2 that, and the whole CAP in itself, wasn't all that
3 well received.

4 So in coming up to the 231 site, which is
5 probably more complicated for a number of reasons,
6 the nearby presence of the wetlands, the proposed
7 corridor, with a lot of complicating factors, we
8 felt that we needed a new approach to evaluate and
9 develop alternatives for cleaning up the site.

10 What I'd like to do tonight is go through a
11 presentation on this process. And this week I'm
12 actually making a presentation at a technical
13 conference, so I've adapted from that, and
14 hopefully it's not too long. And then we'd like to
15 get into an example of the software package that
16 we're using and talk about the process in detail
17 with a generic example. Then we'll also talk about
18 the status of the project.

19 The reason we chose this process is that we
20 felt by using it, it more fully involved the
21 stakeholders in the involvement and evaluation of
22 alternatives. We could also assess multiple
23 criteria for cleanup. And then one of the things
24 that we're finding as we're going through that
25 process, is we're able to better highlight the

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1 have difficulty understanding which criteria are
2 important, or they don't even agree.

3 At this point, I want to talk a little bit
4 more about the process and what we mean by it, and
5 then we'll jump right into an example.

6 There are three steps to the process. The
7 framing step is the first step. That's really
8 where you define the problem and define laws of
9 criteria in the alternatives that you're going to
10 evaluate.

11 The next step is to actually analyze those
12 different alternatives. And then the last step is
13 to go through some of the "what if" scenarios. For
14 example, what if you cut the schedule in half?
15 What would it take to do that? How would that
16 impact your decision? So that's the last step of
17 it.

18 At this point, I'm going to turn it over to
19 Tanya, and she'll work through a live example.

20 MS. MCDERMOTT: What we'd like to do
21 right now is go through a very simplified, very
22 hypothetical example of how this works. Then after
23 we've gone through this, and you have a better feel
24 for how the software works, then we'll go ahead and
25 go into what we've done so far for the Building 231

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1 questions, trying to decide what's important and
2 evaluate that better.

3 This graphic illustrates some of the issues
4 you face when you're making a decision. This isn't
5 entirely an environmental cleanup decision, but you
6 can see a number of criteria. And one of the
7 difficulties we face is trying to balance each of
8 them and decide which one is more important than
9 the other.

10 I alluded to some of the issues we face with
11 Building 637. The stakeholders aren't always
12 involved in the process. The details of the
13 process aren't always documented very well. And
14 some of the traditional methods that are used for
15 making these decisions are also not very helpful.
16 In fact, this graphic here illustrates the
17 matrix approach that we used at Building 637. We
18 had a few more criteria than what you see up here,
19 and a few more alternatives, but essentially, we
20 used a matrix approach. Some of the details are a
21 little bit mysterious.

22 The other problem with the matrix approach is
23 as the number of criteria and alternatives gets
24 larger, it becomes more difficult to assess what's
25 the right decision to make, and also, people can

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1 process.

2 Usually, how this starts out, you end up with
3 a blank screen, and first thing you have to do is
4 identify your goal. So for these we'll assume we
5 have a site with contaminated soil, and the
6 contamination is gasoline. So our goal then would
7 be to remediate the soil that has contaminated
8 concentrations higher than your action levels.

9 Once you have identified your goals, then you
10 need to start identifying criteria. The types of
11 things that you're going to consider when you make
12 your decision. So for this example we'll go ahead
13 and include cost, that's a pretty basic one. We'll
14 include time, and then we'll assume that this site
15 is near a residential area, so we'll also assume
16 that truck traffic through this neighborhood might
17 be a concern, so we'll go ahead and add that in.

18 We have simplified this very much so that we
19 only have three criteria. Often times, you can
20 start out with 20 or 25 different ones, and you'll
21 see that when we talk about the site-specific model
22 we've come up with.

23 After you've identified your criteria, then
24 you need to come up with some alternatives. What
25 are the possible ways you could remediate the

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1 site? So for this example, we'll include
2 excavation, and we'll assume that there is off-site
3 disposal of that soil. We'll also assume
4 soil-vapor extraction would be a possibility. Then
5 we'll assume natural attenuation. And this gives
6 us a spectrum of the possible remedial actions.
7 You can do everything from the very aggressive, go
8 in and dig it out right now approach, to treat it
9 in place, to just let it naturally attenuate.

10 So the model will actually take this and
11 convert it into what's called a decision
12 hierarchy. We already have one made, so we'll just
13 go ahead and put that together for you.

14 It has the goals on the left-hand side. The
15 criteria you come up with in the middle, and then
16 the alternatives you come up with along the
17 right-hand side.

18 The next step is to go ahead and decide which
19 of these criteria are most important to you. You
20 may decide that time is more important than cost,
21 if you have some pressing needs to get the site
22 reused immediately. Or you may decide, especially
23 if you're a member living in this neighborhood,
24 that truck traffic may be the most important thing
25 to you. And so this is where a lot of discussion

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1 So what we've done is gone ahead and put in
2 some estimates of the time it would actually take
3 to do excavation and off-site disposal. We have
4 our center, we assumed it would about a year, but
5 it could take as little as six months, it could
6 take as long as two years. So that information is
7 contained in the model.

8 We've done something similar for SVE. It
9 could range from two to six years, and again, for
10 natural attenuation, it could range from ten to 20
11 years.

12 If we do a similar process for costs, these
13 are in millions of dollars. We assumed excavation
14 would cost about five million, SVE would be three,
15 and natural attenuation might be one. And again,
16 we have uncertainty ranges around all of those
17 criteria.

18 The last criteria we considered was the truck
19 traffic through the neighborhood. And one of the
20 things about selecting these criteria is that they
21 all have to be measurable in some way. They also
22 have to allow you to discriminate between the
23 alternatives. So we thought with truck traffic,
24 we'll measure that by the number of trips you might
25 have to take through the neighborhood. So with

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1 comes into play as the different participants have
2 input as to how they want those criteria weighted.

3 So right now we just have everything weighted
4 equally. Would anyone like to take a stab at
5 shifting those weights around?

6 BOARDMEMBER CHEEVER: How about
7 making truck traffic less, because that's
8 temporary.

9 MS. MCDERMOTT: Okay. And right now
10 these are all just on a scale from one to ten. One
11 being not important at all, and ten being most
12 important. How about cost and time? Do those look
13 okay?

14 Once you have your criteria weights in, then
15 you can go ahead and score each of your
16 alternatives as to how well it does with each of
17 those criteria. So if we look at the time issue --
18 we've already plugged in some numbers -- we
19 estimated that excavating, you could probably do
20 that in a year, whereas, soil vapor extraction
21 might take three, natural attenuation might take
22 15. But of course, no matter how hard you try,
23 these are still just estimates. There's a lot of
24 uncertainty in these estimates, and we can actually
25 take that into account in the model.

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1 natural attenuation you wouldn't have any truck
2 traffic at all. For soil vapor extraction you
3 might have a little bit, hauling off the soil that
4 you might have excavated while you were laying your
5 pipeline, or bringing in gravel or backfill, or
6 anything else. The big ones would be excavate and
7 off-site disposal.

8 Again, we have uncertainty around the
9 estimate for excavation and for soil vapor
10 extraction. For excavation we estimated between
11 500 and 1000 trips. For natural attenuation
12 there's none, because it's zero. For soil vapor
13 extraction it could range from 30 to 80.

14 Once you get all that information in, you can
15 actually look at what the model puts out. The way
16 the model stands right now, it looks as though soil
17 vapor extraction would be the way to go, followed
18 by excavation and off-site disposal, and natural
19 attenuation finishing quite a ways back.

20 You can also see what components when into
21 making those decision scores. What this shows you
22 is the height of each column shows how well that
23 alternative performed on that criteria. So for
24 example, for the blue bar, that's the time
25 criteria, so excavation and off-site disposal did

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1 very well on that criteria because it's a short
2 time frame. Whereas, natural attenuation did
3 poorly because it could take a very long time.
4 Similarly, for truck traffic, excavation did very
5 poorly because, obviously, that's the one with the
6 major amount of truck trips. Whereas, natural
7 attenuation did very well because there is
8 essentially no truck traffic.

9 This screen actually lets you do a bit of
10 reality check as far as what your weights were.
11 What this does is it shows you how much of one
12 criteria you're willing to give up in order to
13 achieve a better score on another criteria. And to
14 do that, for example, here, for one million dollars
15 in cost, you're willing to expedite your schedule
16 1.25 years. And that may or may not be reasonable,
17 depending on what the future of the site is. If it
18 is not reasonable you could say, well, maybe our
19 criteria weights weren't really the way they should
20 be, and you can go back and adjust it and see if
21 you can get a more reasonable result.

22 To expedite the schedule by one year you are
23 willing to have an additional 200 truck trips
24 through the neighborhood. And again, that may or
25 may not be reasonable, depending on what else is

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1 uncertainty in the ratings for the different
2 alternatives. The model does allow to you examine
3 that uncertainty in a little bit more detailed cost
4 estimate, that sort of work, to allow you to reduce
5 some of that uncertainty.

6 Similarly, for natural attenuation, the big
7 uncertainty is time. You might be able to run some
8 treatability studies, or do some laboratory testing
9 and try and reduce that uncertainty.

10 So that's a real quick overview of how the
11 model works. Are there any questions on that?

12 BOARDMEMBER WINSHIP: Well, you
13 mentioned that all the criteria have to be
14 measurable. So what I'm sort of missing is the
15 criteria of effectiveness, or the quality. So
16 then, you are assuming that all those types will
17 then essentially get everything clean? I mean, are
18 they all at the same scale of effectiveness?

19 MS. MCDERMOTT: That is another
20 criteria you could add. Most of them we've done do
21 have criteria for effectiveness or uncertainty in
22 the cost. You might have to go back and do some
23 additional work if what you originally planned
24 isn't quite doing the job. So there are ways to
25 incorporate that.

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1 going on at the site. But for right now, we'll
2 assume these are all reasonable tradeoffs.

3 You can also take a look and see what your
4 decision is sensitive to. In this case, this is
5 for the truck traffic criteria. Right now we have
6 a fairly low priority on it. The top line is the
7 indicated decision at that priority. So right now
8 soil vapor extraction is on top. So that would be
9 your best decision. But if you click on this red
10 line and drag it to the right, if you drag it all
11 the way over to the right, you'll see that all of a
12 sudden natural attenuation is coming up on top.
13 And that makes sense. If truck traffic is the most
14 important thing to you, then natural attenuation is
15 the thing you want to do, because then you would
16 have zero traffic. And you could go through a
17 similar exercise for the other criteria, as well.

18 For time, if time really isn't a priority for
19 you at all, then natural attenuation comes out on
20 top. If time is important to you, then you want to
21 excavate. Then for cost, soil vapor extraction is
22 currently on top. If you increase your priority
23 for cost, natural attenuation comes up on top.
24 That was the least expensive alternative.

25 As you will recall, we did have some
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1 AUDIENCE MEMBER: Is there any way to
2 incorporate out rhythm? For example, in your
3 natural attenuation you have a capital cost
4 association with that, but if that goes on for 50
5 years, that cost goes up, and it's actually yearly
6 cost. Can you then, because you've shown that
7 natural attenuation was time dependent, can you
8 equate that with an out rhythm for costs, because
9 you are comparing your alternative on the same
10 basis?

11 MS. MCDERMOTT: You could set up a
12 scale relating your cost over time, so that if for
13 some reason it ended earlier than you anticipated,
14 or later than you anticipated, you could measure
15 the effects.

16 MR. PERCELLA: We've gotten fairly
17 far through the process, and we're still in the
18 framing part of this process. What this slide
19 shows is some of the criteria that we
20 brainstormed.

21 We spent part of two days in December with
22 all of the stakeholders, and we came up with about
23 21 different criteria. You can see there's a long
24 list of different things, and someone mentioned
25 effectiveness. Another way of measuring

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1 effectiveness is what we've done here, different
2 ways of protecting different receptors. Either
3 biological, human health or protection of
4 sources. You'll also notice that we have
5 different ways of measuring time, cost. There's a
6 number of reuse types of criteria that we're
7 looking at as well, both interim reuse and
8 long-term reuse. And you also see Doyle Drive,
9 too, which actually cuts in between the two former
10 gas stations.

11 We've also spent some time brainstorming
12 alternatives for looking at nine different
13 alternatives right now. At this point, we're
14 trying to gather some of the alternative scores and
15 the different criteria weights. Next week we hope
16 to be meeting with all the stakeholders again to
17 look at the tradeoffs for the first time. We'll
18 load all this information into a model and begin
19 assessing where we are and where we need to
20 continue with this process.

21 We then will put this all together in a
22 report, which we are planning at this point to
23 issue late in May as a draft, and then everybody
24 will get a chance to see that. We'll be adding
25 parts from the decision model output into the

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1 involved in the process.

2 Then lastly, we hope that, ultimately, it
3 saves time and costs. This is the overall time and
4 cost. Because sometimes the process takes a lot of
5 energy and time to go through, but in the end we
6 hope that we can come to a decision that everybody
7 agrees with and make sense for the site. Thank
8 you. Any other questions?

9 BOARDMEMBER HENDERSON: Why don't you
10 just show them what we did for 231/207. If they
11 look at the ones that have been generated for the
12 Buildings 231/207 site, that's what we generated
13 right there. That's what we came up with for
14 ours.

15 AUDIENCE MEMBER: How do you
16 determine the weights for the various criteria?

17 MS. MCDERMOTT: What we've done so
18 far is given each stakeholder a form where they can
19 rate their own personal view of the criteria. We
20 haven't analyzed them yet, but what we'll probably
21 do is look at the rates and the averages and see
22 where the criteria are, where there are significant
23 differences, and their opinions. Those we'll need
24 to be discussed a little bit more as a group. It's
25 not a problem. We can go ahead and type them in.

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1 report as an appendix so that we'll have a record
2 of what's been done.

3 So in summary, what we're hoping to
4 accomplish by use of this process is to build
5 consensus among the stakeholders about what's the
6 right decision. We're finding that this is
7 essentially a powerful communication tool to let
8 the different stakeholders understand what's
9 important to each other, and try and figure out
10 what's important to the site, because we can
11 identify some of the key issues. Doug mentioned in
12 today's meeting that it highlights the big
13 questions, and I think that's a good way to put it,
14 and we found that out today.

15 As we demonstrated, you could quantify some
16 of your tradeoffs and also the uncertainty that's
17 involved in some of the criteria, and possibly,
18 some of the decision. And I hope you've gotten a
19 sense of some of the real time aspects of this
20 thing. We can make changes, live, and see the
21 effects right away. And then it also facilitates
22 decision documentation. We hope by that type of
23 presentation you'll have a better understanding of
24 what we're doing, and when you take a look at the
25 corrective action plan, you'll understand what's

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1 Later on we can go back into the model as we go and
2 make changes, and also decide if the changes affect
3 the decision or not.

4 BOARDMEMBER LAHREN: So which
5 stakeholders have had input into the model so far?
6 MS. MCDERMOTT: So far, the Park
7 Service, from the Regional Board, from the RAB and
8 from the Army, and from the U.S. Army Corps of
9 Engineers.

10 BOARDMEMBER LAHREN: And who do you
11 still need to approach?

12 MS. MCDERMOTT: We actually invited a
13 lot more people than that at the beginning. It
14 seems that the other agency's have been delegating
15 the possibilities with this group that we've been
16 working with recently.

17 BOARDMEMBER GIRARDOT: Who's
18 representing the RAB?

19 MS. MCDERMOTT: Doug and Mark have
20 been participating.

21 FACILITATOR KERN: And I should say
22 about the participation, we have been going to the
23 meetings, but we absolutely welcome other people to
24 come to those meetings. And we're going to
25 continue -- when we get into the discussions of the

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1 various criteria and how to weight them, it is
2 fairly excruciating. How do you weigh all these
3 things? So we're trying to bring that information
4 to the committee meeting and get the feedback and
5 get this information out to folks.

6 Today we had a working session where Mark and
7 I worked together to put in some scores, which we
8 haven't shown to the RAB members yet. So that
9 information will come back to you at a committee
10 meeting so you can say, "You guys really blew it
11 here," or whatever. Plus, it is easy enough to
12 change the numbers as we go.

13 BOARDMEMBER WILKINS: I would just
14 like to reiterate one point. And that is, again,
15 the whole purpose of this decision model is to
16 allow as many stakeholders as possible to have
17 ownership of the decision here. So we've taken an
18 approach that is a complete departure from what
19 we've done in the past. That the Army is not going
20 to produce this document, and then send it out and
21 have everybody look at it, comment on it, and then
22 we go through months and months of back and forth
23 changes, do this and this and this.

24 In this situation, the stakeholders are
25 actually sitting at the table, and you guys are

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1 comparison.

2 BOARDMEMBER WILKINS: That's a good
3 point, and I think we'll be prepared to do that.

4 BOARDMEMBER MCKLEROY: It's an
5 ultra-rational model and you're dealing with not
6 necessarily an ultra-rational public, so there are
7 still, possibly, going to be some conflicts, I
8 would foresee. So being able to have a complex
9 model like this is a nice tool to explain, but
10 you're going to have to be able to "dumb" it down
11 to present it. Even from my point of view, this is
12 looking pretty complicated, but that's something I
13 do want to see.

14 You said that you expect to have this assist
15 you in producing a final document that will
16 incorporate all the stakeholders' point's of view.
17 For myself, as a stakeholder, I would feel more
18 enfranchised if I could have some sort of a vote in
19 here, voting sheet or something, so that you can
20 give me a list of your criteria and let me go down
21 it. And I think by supplying the RAB with that
22 information, either by fax or Email, this might be
23 an effective method to help us vote.

24 BOARDMEMBER WILKINS: Well, that's a
25 good point. And what we've been doing is utilizing

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1 formulating the decision on how to clean up this
2 site. So when we actually publish the document,
3 our expectation is that there's not going to be a
4 whole lot of rebuttal and criticism, because you
5 all made the decision, and that's the whole
6 objective of doing this. And I think that this is
7 a great process. I really appreciate what Tanya
8 and John are doing here, and all the input that
9 we've received from the stakeholders.

10 So we'll continue to work through this and
11 hopefully produce a document that is going to meet
12 with, at least, the maximum amount of support from
13 the most amount of stakeholders, and that it will
14 be a decision that will provide the best cleanup
15 for this particular site. And if this proves
16 successful, which we hope that it will at this
17 site, then we would look to use this approach at
18 our other sites, as well.

19 BOARDMEMBER SKOW: David, this site
20 could be a model for using this process, and one
21 thing I'd like to see at the end of this process is
22 some assessment of the cost, just additional
23 administrative expense, in generating the model and
24 working with the various stakeholders, just so at
25 the end of the day we can have a point of

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1 two RAB members that have been participating, Doug
2 and Mark, to do that through your own committee
3 meeting organization. And I understand, up to this
4 point, they have presented this information at
5 committee meetings, and that's their intent, to
6 present some scores at your next committee
7 meeting.

8 You're going to have every opportunity to
9 provide your input, and to enfranchise yourself
10 with this entire process. If you haven't taken the
11 opportunity to do that, please do, because that's
12 what we want you to do.

13 BOARDMEMBER MCKLEROY: In order to do
14 that, I think your group has to support Doug and
15 Mark in supplying them with sheets, or some kind of
16 information, so we can have a look at these
17 criteria, rather than have to redo, probably,
18 what's already on the program.

19 BOARDMEMBER WILKINS: Well, they have
20 been. And they're not redoing anything. What he's
21 going to give you is basically what their input is,
22 and he's going to ask you guys. Like he said just
23 a few minutes ago, do you think we're off base or
24 are we on target? Here's what we put into the
25 model during the meeting.

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1 FACILITATOR KERN: We can get the
2 extra sheets and we can take you through the whole
3 process, and you can put in your own weights, the
4 up can decide if we want to average all of our
5 scores. We can come up with some method of
6 integrating our scores.

7 BOARDMEMBER MCKLERoy: And one
8 follow-up question. I ask it frequently, and I
9 think it's something that EPA is particularly
10 concerned about. How is the decision document
11 going to go through the process of evaluation of
12 the nine criteria? And if it's produced by PAL,
13 the computer, is that going to fit?

14 BOARDMEMBER WILKINS: Well, one of
15 the first meetings we had, we actually went and got
16 the code of federal regulations and listed the nine
17 criteria. We put that up there under the original
18 major criteria, and then we kind of massaged that
19 just a little bit. Because some of the nine major
20 criteria -- we had to expand it, and look at
21 sub-criteria of that.

22 If you look at the criteria and sub-criteria,
23 you will see all of the nine criteria that are part
24 of the NCP -- well, this is not a CERCLA site, but
25 understand that we use the same criteria.

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1 the goals that we've already established here for
2 petroleum sites? And the answer is, yes, they
3 will. But based on these criteria, the time it
4 takes and the cost that it might take to get it
5 there could be different. And that's a whole part
6 of this model, or the whole process of this model,
7 is to examine all of those established situations.

8 FACILITATOR KERN: Other questions on
9 this site, or the process? Leeann, are you ready?

10 BOARDMEMBER LAHREN: As everyone
11 knows, the Selection Committee has been working on
12 outreach to the community. We've invited several
13 of the candidates here tonight to attend this
14 meeting. We thought it would be a good idea for
15 them to see firsthand what the RAB is like, and
16 also give us, the committee, and other members on
17 the RAB, to meet them. So we've ask a couple of
18 the candidates to say a few words, perhaps some
19 information about their background and their
20 interests in the Presidio.

21 MR. SUBRAMANIAN: Thank you. My name
22 Ravi Subramanian. My education background is in
23 architecture and planning. My work background is I
24 work for the Coastal Commission as an analyst in
25 the enforcement unit, state wide. So the Coastal

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1 BOARDMEMBER MILLER: Are you more
2 likely to use one number, or do you look at the
3 range of numbers?

4 MR. PERCELLA: Right now for ego
5 we're looking at the one number. And we discussed
6 the concept for human health for looking at a
7 range. We haven't explored it very far.

8 BOARDMEMBER HENDERSON: All the
9 alternatives that we showed, we actually did some
10 early up-front screening, and everything that we've
11 chosen could get to any cleanup number that we're
12 trying to get to, it's just a matter of time.

13 BOARDMEMBER MILLER: If you could
14 change the number for the cleanup standards, you
15 could change the time, or you could change the
16 cost, or something else could change.

17 BOARDMEMBER WILKINS: Since this is a
18 petroleum site we already have the established
19 standard. I mean, we have petroleum sites all over
20 the Presidio. I mean, we have the FPALDR and the
21 NCRs. We have these aquatic bioassays, to kind of
22 guide us on what the cleanup level needs to be. We
23 look at these various alternatives in a very
24 preliminary matter, but with enough analysis to
25 understand that, could these alternatives achieve

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1 Act is actually functionally equal to CEQA. So a
2 lot of work that I analyze, or that I participate
3 in, and am responsible for doing, has to do with
4 very similar issues which the Presidio is
5 contending with.

6 What actually brought me here was more the
7 interest -- in terms of the Presidio being a sort
8 of dynamic site. The other factor being that the
9 cleanup activity by the RAB and the involvement of
10 so many organizations, I see that it's also a
11 dynamic opportunity to be involved in something
12 like that, and primarily, that's why I applied for
13 this.

14 MS. ROMAN: I'm Eleanor Roman. I'm
15 interested in working towards restoring the
16 Presidio because it is such a large portion of San
17 Francisco's open space. I am a San Francisco
18 resident, and have been for almost ten years. I'm
19 interested in the future of this city.

20 I can bring substantive knowledge to this
21 position, because I'm an attorney and my legal
22 education focused on environmental law. I have
23 worked for nonprofit groups, government and
24 industry, so I am used to working with a variety of
25 people with different interests pursuing one goal.

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1 I'd be very interested in the position.

2 MS. TRAURIG: Harriet Taurig. Thank
3 you very much for inviting me. The reason I
4 applied is because it's my community, and I'm
5 always involved in my community. I come with a
6 different set of background materials. I work as a
7 full-time consultant doing about 20 years of work
8 in public community involvement and participation,
9 primarily, in the arts, but I have worked on large
10 urban projects, urban planning, consensus building
11 and development issues. I've worked both as the
12 director for a nonprofit organization and I've been
13 on the boards of organizations.

14 Currently, in the City of San Francisco, I
15 have a consulting company that does business
16 management and public participation programming.
17 So what I bring to this is the other side in
18 building consensus, community involvement, and 25
19 years' worth of listening to both sides. I would
20 very much like to be involved in this project.
21 Thank you.

22 MR. YOUNG: I'm Andrew Young. My
23 educational background is in anthropology. I'm
24 interested in the Restoration Advisory Board
25 because both my wife and I are avid users of the

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1 Lucy volunteered to make the calls to the community
2 members to find out if we have 11 votes, and then
3 we would submit that slate, if it's approved, to
4 the BRAC people. So what we were hoping for, is
5 within two weeks, by the next committee meeting, to
6 have everything finalized.

7 BOARDMEMBER O'HARA: How many
8 vacancies are there?

9 BOARDMEMBER LAHREN: Five. But we're
10 not sure if we would fill them all at this point.

11 FACILITATOR KERN: Looks like we're
12 at a good time for a break. Thank you

13 (Recess)

14 FACILITATOR KERN: Rich Johns will
15 give a presentation on the Nike facility.

16 MR. JOHNS: I want to give just a
17 brief status -- a little presentation on the
18 hydraulic fluid removal project at the Nike
19 facilities that we're just getting started with.
20 What I'd like to do is provide a brief summary of
21 the current site conditions, a preliminary overview
22 of our planned remediation.

23 We're just getting started on the workplan,
24 so some of this stuff is subject to change, but I'm
25 going to keep it basic enough that I shouldn't get

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1 recreational facilities here.

2 My wife is currently working on the Presidio
3 at the USDA Research Facility, and I have a
4 background in marksmanship and flying. I started a
5 marksmanship program when I was in school and I
6 continue to participate.

7 I have years of experience in organizing
8 grassroots and volunteer services. I am very good
9 at leading or getting people together from various
10 backgrounds, understanding their concerns and
11 motivating them to reach their collective goals.

12 All of you here tonight really impressed me.
13 You have set a good example for community service.
14 I look forward to contributing my share to the
15 Restoration Advisory Board, and I thank you for
16 inviting me.

17 BOARDMEMBER LAHREN: The way the
18 Selection Committee was going to proceed, there
19 were a couple of other candidates who couldn't make
20 it to tonight's meeting, so basically, we'd like a
21 few more days to come up with our slate. And we
22 would like to submit it by fax and Email to the
23 community members of the RAB.

24 It's our understanding that there are 21
25 community members, so a majority vote is required.

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1 into any of the details, or complex details, and
2 provide a schedule for the implementation and
3 preparation of the workplan and implementation of
4 the cleanup work.

5 For the folks, there is a copy of this
6 presentation that was handed out with the
7 information. For the folks who aren't familiar
8 with the Nike facilities -- I know a group of the
9 RAB members did a tour over on the Marin
10 Headlands. We've got a facility that has been
11 restored and is being operated, you can go on tour
12 and get a feel for what the operations were like.

13 I'll go over briefly what the facility did,
14 how they operated. These were sometimes called the
15 Nike silos, and that's not the appropriate term,
16 because missiles weren't fired out this bunker,
17 they were actually just stored there. The missiles
18 were stored along side. When they wanted to bring
19 one out and fire it off, they dropped the elevator
20 doors, rolled the missiles onto the elevator deck,
21 it raised it up to ground surface, then it was
22 stood up and fired from the surface.

23 The hydraulics used to operate the doors and
24 the elevator deck are what has caused our problem.
25 The magazines haven't been used for some 30 years,

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1 and since they are not a water-tight box,
2 groundwater has been allowed to seep into them.
3 hydraulic oil, that's either in tanks or in the
4 magazines, wasn't drained out before they went into
5 disuse, and has leaked out and now can be found as
6 a floating layer on the groundwater inside the
7 magazines.

8 Current conditions. We're monitoring the
9 water level in these magazines on a weekly basis,
10 so during the raining season we don't have the
11 potential for water spilling out and having this
12 hydraulic oil spread over a larger area.

13 Current water level. There's three
14 magazines. The water level ranges from four feet
15 below the top of the magazines, or the ground
16 surface is down to 12 feet below ground surface.
17 They're on different elevations on a hillside,
18 which causes that difference.

19 We're estimating there's about 600,000
20 gallons of water in three magazines. Like I said,
21 the source of the hydraulic fuel was the system
22 that was fueled by 270-gallon storage tanks.
23 Again, we have seen a visible layer of hydraulic
24 fluid on the water surface in all three magazines.

25 Last year we collected a sample of the fluid,
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1 washers to clean all the oil off all the interior,
2 remove any debris that might be located inside.
3 Again, that water will be pumped through an
4 oil-water separator. It will go directly into
5 storage tanks and allow us to analyze and verify
6 that it still meets the discharge requirements
7 before that water is discharged. Then we will
8 perform a visual inspection of the magazine's
9 interior to verify that we've got adequate
10 cleanliness.

11 Oh, I did miss a step. Once we've got the
12 magazines cleaned out, we need to remove the source
13 of the hydraulic oil to make sure that we don't
14 have that problem return. So we'll drain any
15 remaining contents from the storage tanks and
16 piping. We'll either remove or drain the hydraulic
17 rams, whichever is most expeditious, and flush any
18 remaining system to get any residual hydraulic
19 fluid out. Any of those remaining wastes will be
20 characterized for disposal or recycling, as
21 appropriate. Then we will work with the Park
22 Service to secure the magazines and make sure we
23 address any safety concerns that might remain.

24 BOARDMEMBER O'HARA: What testing
25 have you done to determine how the water is

1 analyzed it for PCBs, that's sometimes a common
2 additive to hydraulic fluid to improve their
3 properties. The sample we analyzed indicated that
4 there weren't any PCBs present in that oil.

5 Cleaning process. This basically has three
6 steps. One, is we need to remove that water.

7 The second step would be that once the water
8 is removed, to get the residual hydraulic fluid
9 cleaned out of the interior of the magazine, and
10 basically, disposal of all those waste streams and
11 secure the magazines.

12 Our intention will be to remove the water.
13 Run it through an oil-water separator, and
14 discharge it to the City and County of San
15 Francisco's sanitary sewer system. To allow us to
16 do that, we'll have to collect samples of the
17 water. There's a suite of analytes they asked us
18 to run so they can accept that water for
19 discharge. I'm pretty confident that with just
20 hydraulic fluid there shouldn't be any problem
21 gaining that acceptance.

22 Once the majority of the water has been
23 removed, we'll have to establish a sump to collect
24 any wash water. That's when our folks will
25 actually enter the magazines and use pressure

1 migrating into the magazines? And when the water
2 recedes, how can you be sure that hydraulic fluid
3 isn't migrating out of the magazine along with the
4 water?

5 MR. JOHNS: There's a quarterly
6 monitoring program going on at the Nike facility,
7 where groundwater monitoring wells are being
8 sampled, and those samples are being analyzed for a
9 whole suite of analytes, and the different ranges
10 of petroleum hydrocarbons are part of that
11 analysis. So while we can't really say, there's no
12 way for hydraulic fluid not to seep out of the
13 magazines, this monitoring program would detect if
14 there is an impact to the groundwater.

15 BOARDMEMBER O'HARA: Have you gotten
16 any hits yet?

17 MR. JOHNS: There have been some
18 sporadic detections of petroleum hydrocarbons in
19 some groundwater samples. And it occurs not every
20 quarter. We were reviewing the data a couple of
21 days ago, and Montgomery/Watson, who does the
22 quarterly groundwater monitoring, has been paying
23 very close attention to the results and comparing
24 chromatographs with what you would see, a typical
25 standard for hydraulic fluid. So they have been

1 watching that very closely and they have not seen
2 any indication that these sporadic petroleum
3 hydrocarbons hits have been any indication of a
4 hydraulic fluid released from the magazines.

5 BOARDMEMBER O'HARA: Because the
6 hydrocarbons are not hydraulic fluids, or --

7 MR. JOHNS: They don't match what you
8 would see in the typical chromatographs. I'm not a
9 chemist, so I'm a little out of my league on this,
10 but they are not representative of a hydraulic
11 fluid.

12 BOARDMEMBER MILLER: What is the
13 estimated cost to get to this final point?
14 Secondly, what's done to secure the magazines?

15 MR. JOHNS: What the Army is going to
16 do, is secure any accesses we need to make this
17 work. And we may have to raise the elevator, the
18 access hatches, or potentially, cut holes in them,
19 if that's a better way to do it.

20 The Army will put back what we have had to
21 undo to get this work done. I would anticipate at
22 that time we would work with the Park Service. Any
23 additional steps that can be taken, such as
24 replacing plating over rust boxes, we could
25 facilitate making that happen.

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1 BOARDMEMBER YOUNGKIN: Is it possible
2 that hydraulic fluid could be coming out of a
3 drainpipe along the side of the embankment
4 somewhere, a seep that's never been sampled, or
5 something like that?

6 The second point was that, I know Scott
7 Miller works in salvaging metal, so is it possible
8 to salvage the metal in this magazine at the same
9 time the work is going on and defray some of the
10 cost of doing the work? I mean, the elevator doors
11 -- I mean, the ram is like 28 feet long, I think.

12 MR. JOHNS: It would be a tradeoff of
13 the cost of actually removing it, versus the
14 salvage value. My gut feeling would be what we
15 would leave in place is probably going to be more
16 cost effective.

17 BOARDMEMBER YOUNGKIN: Is it possible
18 that this metal is going to have to be removed some
19 day anyway? Is this metal a source of
20 contamination? At one time there was talk of this
21 metal being a source of antimony contamination.

22 BOARDMEMBER WORK: I believe you're
23 right, that there was some detection of some
24 antimony.

25 MR. JOHNS: That was discussed a bit

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1 BOARDMEMBER MILLER: What are you
2 estimating the cost to get to that point?

3 MR. JOHNS: We're looking at
4 approximately \$200,000. That will be finalized
5 more when we get to the workplan.

6 AUDIENCE MEMBER: Have you looked
7 into discharging the water directly into the sewer
8 instead of running it through the water separator?
9 I think the City has some pretty tough discharge
10 standards.

11 MR. JOHNS: We will explore that,
12 yes.

13 BOARDMEMBER YOUNGKIN: Two points.
14 We looked at the plans again, and the sump pumps on
15 the bottom of the magazines discharge to a
16 drainpipe. And the drainpipe, it's not really
17 clear where they went to outside. Is it possible
18 these drainpipes are draining water out to the
19 surface and they seep along the side of the
20 embankment, or something like that? In other
21 words, the sump pumps discharged water out a
22 drainpipe from the magazines. I don't think we
23 ever talked about where those drainpipes go to.

24 MR. JOHNS: That's something we need
25 to look at.

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1 in the RI.

2 BOARDMEMBER YOUNGKIN: I mean, this
3 metal has to be taken out some day, for some
4 reason, this might be an opportune time to do it,
5 and recover some cost.

6 BOARDMEMBER CHEEVER: Do you think
7 the water will be equally high, the standing water,
8 a year from now, assuming the weather conditions
9 are the same? And secondly, this project doesn't
10 address the possibility of lead-paint flakes and
11 asbestos from within the magazines getting into the
12 water and seeping out. Have either of those been
13 considered, or do you know?

14 MR. JOHNS: We discussed the asbestos
15 and lead-base paint. And the Army's position is if
16 those present a hazard, for instance, if we have
17 severe peeling of lead-base paint, we will take
18 care of addressing those hazards during this work.
19 We would anticipate that we would go in and remove
20 all lead-base paint.

21 BOARDMEMBER CHEEVER: Would the water
22 be as high a year from now?

23 MR. JOHNS: Unless there is some
24 active means to control the water, I don't see any
25 way to prevent it from reentering these magazines.

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FACILITATOR KERN: Anything else?

MR. JOHNS: Thank you very much.

FACILITATOR KERN: Item No. 6.A.,

us Reports.

BOARDMEMBER HANDEL: I was thinking

that, Brian, you're the best one to report on our

Crissy Field RAP update.

BOARDMEMBER ULLENSVANG: Many of you

have been at meetings where we talk a little bit

about what's happening in the Crissy Field final

RAP. Just a background.

You'll recall last October a draft RAP was

published by the Army. There was considerable

comments on that draft RAP and a Responsiveness

Summary was then issued by the Army in December

which reflected changes or modifications to the

remedies that were originally proposed in October.

As I think Michael talked about one or two

RAP meetings ago, there were some administrative

concerns and some regulatory concerns with the

process that's been followed. To pull all the

loose ends together, and to better document the

process to this point, the Army is preparing a

final RAP and revised Responsiveness Summary which

will be the document that the state is approving

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1 will be very close, and maybe Bruce can give you a
2 date when the work would begin on Crissy Field.

BOARDMEMBER HANDEL: We anticipate

the first or second week of April. And we will

achieve to complete everything by the beginning of

August for all the sites on Crissy Field, which is

in line with GGNRA's schedule.

BOARDMEMBER ULLENSVANG: And back to

your question. I would project that Romy talked

about being able to have the document signed by the

first or second week in September, so they are

12 right together.

FACILITATOR KERN: All right. Other

questions on the RAP? Okay, the DEH discussions.

BOARDMEMBER HANDEL: I could go at

some length on this. I think it has been a while

since you have heard about the DEH remediation, so

18 I'll go into a more little depth.

We started complete remediation activities in

20 the DEH area at four different sites in December.

21 We remediated or removed approximately 80 to 90

22 percent of the soil, and at that point, ran out of

23 funding. So we were essentially on a holding

24 pattern since early January, due to funding.

25 At the same time we were having some

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1 for the preferred remedies for Crissy Field. I

2 have been working with the Army to prepare those

3 documents, prepare a revised response to comments,

4 and address the new comments that have been issued

5 by various people on the Responsiveness Summary.

6 And so that document will go through and

7 provide supplemental information that's been asked

8 for by the regulatory agencies, such as, additional

9 analysis of ARARs, or applicable requirements for

10 the selected remedies for Crissy Field. It will

11 provide supplemental evaluation, and readdress the

12 comments which were not fully addressed before.

13 This document will come together at the end

14 of this month or early April, which will then be

15 signed and work will then begin. There will be

16 some additional characterization, but

17 fundamentally, they are not going to change from

18 what we've seen at this point.

19 BOARDMEMBER CHEEVER: Does it keep

20 the project on schedule?

21 BOARDMEMBER ULLENSVANG: There could

22 be some delay. We're trying to work through

23 exactly when the document will be submitted to the

24 state before it is submitted for signature. I'm

25 not sure at what point that schedule comes up, it

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1 difficulty with our analytical laboratory in

2 retrieving data, and that has caused a slowdown.

3 Currently we're in the process of looking at that

4 data, identifying where, if any, samples have

5 exceeded levels, or if the data may be invalid or

6 unusable, so we're in that process right now.

7 I have asked the contractor to come forward

8 with their recommendations as to where we may need

9 additional samples, or where locations of sample

10 data is unusable. I estimate that I'll see that in

11 about another week.

12 We still have two buildings where we know for

13 certain we have additional soil that needs to be

14 removed. One of them is Building 269, and that is

15 primarily a petroleum source. We're estimating

16 approximately 75 tons of soil that still needs to

17 be removed from that location.

18 The other location is Building 286, where

19 we're looking at, primarily, inorganics or metals.

20 And we estimate approximately 250 tons that needs

21 to be removed from that location. There is a tree

22 line where we have encountered pesticides going

23 into that tree line, and that is the approximate

24 boundary of the Presidio's park.

25 We're looking, or we're trying to speak with

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1 the representatives of the City of San Francisco,
2 to discuss the objection of removing those trees,
3 or saving those trees, while at the same time we're
4 exploring the option of cleanup to an acceptable
5 level, or I should say, that would still be an
6 acceptable level, and we're exploring that with
7 DTSC.

8 During that time we are looking at other
9 sources of funds. I have redirected some funds
10 from a different project here at the Presidio to
11 complete the evaluation that the other contractors
12 are undergoing, having to do with the data, and
13 coming up with recommendations to complete the
14 program. If all goes well, we're hoping the
15 excavation activities will be completed mid to late
16 April, and that we have completed site restoration
17 by the middle of May.

18 BOARDMEMBER O'HARA: Have you done
19 any sampling on the east side of that tree line?

20 BOARDMEMBER HANDEL: No, I don't
21 believe so.

22 BOARDMEMBER WILKINS: We did from the
23 RI. We got permission to sample off post out there
24 where the San Francisco Youth Club is, and that
25 little grassy area. We sampled out there a couple

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1 accumulating it on site?

2 BOARDMEMBER HANDEL: The soil is
3 disposed of immediately upon removal.

4 BOARDMEMBER O'HARA: And what are you
5 using to replace it, if anything?

6 BOARDMEMBER HANDEL: We're
7 coordinating with the Park Service. Their
8 intention is that they're going to have excessive
9 soil from the wetlands and restoration activities.
10 They have asked us, in some instances, not to
11 backfill where there may be a hole or an excavation
12 open, it may cause a danger or safety problem.
13 We'll probably backfill that, or in some instances,
14 grade the sides down, depending on the depth.

15 BOARDMEMBER O'HARA: What is the
16 process that you're going through at the present
17 time to determine what will happen to that tree
18 line?

19 BOARDMEMBER HANDEL: Well, we're
20 doing two things. One, evaluating the option of
21 adjusting the cleanup goal. And also, we need to
22 speak to the City of San Francisco to find out if
23 they're even open to having the tree removed. They
24 may be happy with the deed restriction. I don't
25 think that's the Army's preference, but we need to

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1 of years ago. The only thing we found was right
2 along the tree line, nothing beyond that.

3 BOARDMEMBER O'HARA: So you sampled
4 on the western sides of the entry road and the --

5 BOARDMEMBER WILKINS: Yes.

6 BOARDMEMBER O'HARA: And you got hits
7 on the western side of the road and nothing on the
8 east side of the road; correct?

9 BOARDMEMBER WILKINS: Correct.

10 BOARDMEMBER O'HARA: One other
11 question. In the soil that you removed from the
12 various locations, how far down did you go?

13 BOARDMEMBER HANDEL: It varied across
14 different sites. In some areas it was one foot,
15 two feet, and down five, six feet in depth.

16 BOARDMEMBER O'HARA: And so you are
17 going to be taking from one or two sites. How far
18 down are you going to go to take it out?

19 BOARDMEMBER HANDEL: I'm not
20 certain. It won't be any greater than five or six
21 feet. More than likely they'll take out a foot at
22 a time in any of these areas and collect additional
23 samples to see if we reach our cleanup goal.

24 BOARDMEMBER O'HARA: Are you going to
25 dispose of the soil you are taking out, or are you

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1 look at all of the options for that situation.

2 BOARDMEMBER O'HARA: Thank you.

3 BOARDMEMBER MCKLEROY: What's the
4 nature of the soil closure requirements that are
5 mentioned in the project Status Report?

6 BOARDMEMBER HANDEL: It will report
7 on all of our removal activities. It will identify
8 that the cleanup goals were reached, the quantities
9 of soil, where they were trucked to; standard
10 information. Tables of data, maps, figures, that
11 kind of thing.

12 BOARDMEMBER MCKLEROY: Is that part
13 of a decision or part of the record?

14 BOARDMEMBER HANDEL: It's a report on
15 the remediation activities. Generally, it's not
16 something a regulator signs off on, but they will
17 review the report and provide a letter of
18 acceptance.

19 BOARDMEMBER WILKINS: It's not a
20 document that we send out and request the state to
21 sign it. It's just a report describing and telling
22 them, here's what we did at this site. We say,
23 "We're done, please look at our report and
24 validate that we accomplished our objective here."
25 They'll send us back a letter saying, we've

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1 reviewed your site closure report, you've met the
2 requirements of the remedial action plan, you've
3 all your requirements as stipulated in your
4 remedial action workplan. And then there's usually
5 some caveat that we'll retain the right to come
6 back and examine the site if we need to. But at
7 that point, it would be available for full reuse.

8 BOARDMEMBER O'HARA: Those trees
9 provide a significant wind break.

10 BOARDMEMBER ULLENSVANG: No one is
11 talking about taking all those trees down. It's
12 mostly those trees, the smaller trees, on the north
13 side by the water. If you go out there and look,
14 much of them are the smaller, although, very old
15 Monterey --

16 BOARDMEMBER O'HARA: In back of that
17 water treatment plant?

18 BOARDMEMBER ULLENSVANG: Yes.

19 BOARDMEMBER WILKINS: We're not
20 talking about the 80 footers. Those aren't even
21 impacted by the pesticide contamination in the root
22 system. It's just a handful of trees that are
23 about halfway between the Marina Gate and the
24 shoreline. The ones that are on the northern half
25 of that are the ones that are in question.

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1 BOARDMEMBER LAHREN: I didn't see any
2 go by.

3 BOARDMEMBER CHEEVER: We were
4 wondering why it is necessary to remove the trees?
5 I mean, it seems unfortunate that the contamination
6 has reached them, but if they're still living, why
7 does remediation involve removing the trees?

8 BOARDMEMBER WILKINS: Because the
9 soil contamination is actually in the root system,
10 in the soil around the root system. And in order
11 to excavate that soil down to the existing cleanup
12 level that's in the DEH RAP, we have to remove the
13 trees.

14 BOARDMEMBER ULLENSVANG: Already
15 there's been excavation down as far as they can go
16 around the roots. And it doesn't get up to the
17 cleanup level.

18 MR. MIDDLETON: Has your funding
19 problem been resolved?

20 BOARDMEMBER HANDEL: Not completely.

21 BOARDMEMBER GIRARDOT: If you remove
22 trees, will you bear the cost of replanting?

23 BOARDMEMBER WILKINS: Yes, we would
24 have to do that. But your talking about taking a
25 mature tree and replacing it with a seedling. I

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1 Roberta, from the Park Service, is
2 spearheading the coordination to get a meeting set
3 up with a couple of folks from the City to have
4 them sit down and talk. We've been trying to get
5 some response from them for the past month and a
6 half to no avail. We're kind of stepping up
7 efforts to turn the heat up on them and have them
8 sit down at the table and address this issue to try
9 and get something in writing, so that they
10 understand the full nature of the situation, so
11 that we can take the appropriate action.

12 BOARDMEMBER O'HARA: I'm glad to hear
13 that you're not talking about those Eucalyptus
14 trees.

15 BOARDMEMBER WILKINS: We are not.

16 BOARDMEMBER O'HARA: Thank you.

17 BOARDMEMBER ULLENSVANG: I think
18 there may be one or two of those Eucalyptus.

19 BOARDMEMBER GIRARDOT: Who are you
20 contacting in the City?

21 BOARDMEMBER WILKINS: There's a guy
22 named, Mike Moreland.

23 BOARDMEMBER YOUNGKIN: Can we get a
24 report from Leeann if the trucks are covered this
25 month?

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1 mean, it's not going to be the same in terms of the
2 size. I mean, if our decision is to remove the
3 trees in order to remove the contamination in these
4 particular areas, yes, we would be responsible for
5 replacing the trees.

6 BOARDMEMBER O'HARA: Would the
7 pesticides have an adverse affect on the trees,
8 anyway?

9 BOARDMEMBER HANDEL: I'm not going to
10 try and answer that. I'm not a botanist.

11 BOARDMEMBER O'HARA: Has anybody
12 asked the question?

13 BOARDMEMBER HENDERSON: The cleanup
14 goals that we're chasing right now are for
15 organisms, not trees. Those were for the robin,
16 but it wasn't trees, it was plants.

17 BOARDMEMBER O'HARA: So you don't
18 know?

19 BOARDMEMBER ULLENSVANG: I don't
20 know.

21 BOARDMEMBER HENDERSON: Pesticides,
22 generally, don't usually affect plants like
23 herbicides.

24 BOARDMEMBER SKOW: Are the
25 concentrations high enough if there were a deed

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1 restriction that there would be a hazard to the
2 park's people if the trees blow down ten years from
3 now?

4 BOARDMEMBER HENDERSON: The human
5 health level, cleanup level, for those pesticides
6 are much, much higher than what we're chasing now.
7 We're at the very far end of this whole thing,
8 we're talking about parts per million. Very, very
9 low levels here.

10 FACILITATOR KERN: Any other
11 questions on the DEH? Thank you.

12 We're down to the end. Item 6.C., was
13 possibly filling in a few questions here at the end
14 of the evening that we could then distribute to the
15 Water Board individual, and to the Integrated Waste
16 Management person, about questions on landfills.
17 So if anybody has some specific ones now, we could
18 get into that, or we could submit them to Mark
19 later to give to Dave. Any thoughts or questions
20 about what we want to get into with these folks?

21 BOARDMEMBER CHEEVER: Well, I think
22 it would be interesting to have discussion among
23 the speakers, and maybe among the representatives
24 here, of what the interpretation of the EPA
25 Guidance on military landfills is.

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1 the landfills. In particular, if there is
2 hazardous waste in the landfills, are the
3 requirements different than if it contains inert
4 waste?

5 BOARDMEMBER MCKLERROY: What is
6 Integrated Waste Management's expertise, and what's
7 their role at the Presidio? And why would they be
8 invited to our meeting?

9 BOARDMEMBER WILKINS: Well, their
10 expertise, as I understand it, I suspect they have
11 a multifunction responsibility. But one of the
12 areas of responsibility is landfills and landfill
13 management. That's the state agency that kind of
14 spearheads that.

15 BOARDMEMBER MCKLERROY: So they are a
16 state agency?

17 BOARDMEMBER WILKINS: Yes. And they
18 have worked with the Army in the past regarding
19 landfills on the Presidio, which is why they would
20 be an ideal agency to come talk about that because
21 they have some familiarity with the site, as well
22 as some representatives from the Water Board that
23 have some of the regulatory perspective from that
24 agency dealing with landfills, as well.

25 BOARDMEMBER YOUNGKIN: The question I

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1 BOARDMEMBER WILKINS: Is there
2 specific guidance from EPA on military landfills as
3 opposed to anybody else's landfills?

4 BOARDMEMBER WORK: Yes, there is.

5 BOARDMEMBER YOUNGKIN: Is there
6 somebody at EPA that is knowledgeable about this?

7 BOARDMEMBER WORK: Yes. I have
8 somebody in mind, and I'll see if she's going to be
9 available for the next meeting.

10 BOARDMEMBER LAHREN: So just to
11 clarify with David, do we have a commitment from
12 the Integrated Waste Management Board to have
13 somebody be here at the next meeting?

14 BOARDMEMBER WILKINS: No. We're in
15 the process of trying to secure a commitment from
16 them. We can't use our traditional approach,
17 because there is not a DSMOA funding connection
18 that would allow them to participate, and we're
19 trying to work around that and see if we can't
20 secured some commitment in some other fashion.

21 BOARDMEMBER SKOW: Just a question to
22 pass onto the technical experts. I'd like to
23 understand if the regulations related to the
24 investigation or closure requirements of landfills
25 vary, depending upon the wastes that are present in

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1 have is, what constitutes high-ground water
2 conditions, and how do high-ground water conditions
3 affect closure requirements? That would be my
4 question.

5 BOARDMEMBER MCKLERROY: So this group
6 won't be able to supply us with remediation goals?
7 They wouldn't be a provider on excavation?

8 BOARDMEMBER HENDERSON: This group
9 would include excavation or capping them. So they
10 actively manage those that are ongoing and being
11 used. It's sort of a joint thing with the Water
12 Board. Generally, the Water Board works hand in
13 hand on any closure.

14 FACILITATOR KERN: It is true though,
15 and I think Dave already mentioned this, that he
16 understands that this Board represents, in his
17 opinion, the Army's position that they are likely
18 to have a similar position. I mean that's what we
19 would expect to hear from that group.

20 BOARDMEMBER SKOW: Does the Board
21 have protocol for characterizing landfills or
22 protocols for the sampling and whatnot? And then
23 finally, if the contents of the landfills are
24 unknown, do they have detailed assumptions on how
25 to treat it, the waste?

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1 BOARDMEMBER HANDEL: Doug, I have a
2 question about your statement. Could you repeat
3 what you said a moment ago?

4 FACILITATOR KERN: Dave, you could
5 correct me if I'm wrong in saying this. But in our
6 discussion in a prior meeting, there was an issue
7 about who should actually come and speak to the RAB
8 about landfill closure requirements. The RAB
9 actually asked for a presentation on what are the
10 requirements. And what I've learned is that the
11 Integrated Waste Management Board, according to
12 Dave, would present the Board with a position that
13 would be in concert with the Army's position. So
14 he felt that was a good thing, for the Board to
15 hear from another agency, and present a view, say,
16 that would be different from the landfill closure
17 resolution that we put together, as he said, a
18 different view. And so that's what I was trying to
19 say, is that, if this Board is being asked to come
20 to present a view, at least, already known to Dave,
21 that is different from the view that folks here
22 have.

23 BOARDMEMBER WILKINS: And I would
24 only clarify that by saying, the Board's position
25 may not mirror exactly. If you looked at the

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1 perspective, one that Dave felt the group should
2 hear from a different group. So I think what we're
3 trying to say is, I welcome all the different
4 perspectives, but I also would like to hear the
5 EPA's and the Water Board's, as well. So let's
6 hear all the perspectives.

7 BOARDMEMBER WORK: I think that it
8 might be helpful for the RAB members to understand
9 the basics of how the different agencies look at
10 landfills. I don't think the Integrated Waste
11 Management Board mandate is as broad as DTSC or
12 EPA's. I don't think they take into consideration
13 eco issues -- well, they don't have to follow the
14 NCP when they make their decisions. So they are
15 the voice of one agency for the state. And DTSC is
16 the agency that has a broader authority for
17 addressing CERCLA cleanup.

18 BOARDMEMBER SKOW: Along that same
19 line, I guess I'm speculating here, but I think of
20 landfills as being something that is typically
21 remote from urban areas. I know that's not always
22 the case. I'm curious to the degree to which the
23 Waste Management Board's regulations take into
24 consideration land use. And I'd just like to
25 understand how that is. Particularly, what I'm

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1 proposed remedies in the FS, I'm not saying that
2 the Integrated Waste Management Board fully
3 supports those proposed remedies in last summer's
4 FS, because they haven't seen that. What I'm
5 saying is, that we have had an opportunity in
6 working with the Army in past years, at least,
7 representatives of the Board, to have an
8 understanding of some of the landfill issues here
9 at the Presidio, and that the characterizations of
10 those landfills is an important perspective for the
11 RAB to understand that I think is one that they
12 haven't heard yet.

13 BOARDMEMBER HANDEL: I guess my
14 understanding or belief is that somebody from the
15 Integrated Waste Management Board would come and
16 share their knowledge and regulations, and provide
17 their input as to what they would expect from the
18 state's perspective. Much like Michael or Romy
19 would come forth with what they would deem
20 appropriate.

21 FACILITATOR KERN: Right. Except
22 part of this whole issue has been who was bringing
23 the person to come, and that was Romy. And Romy
24 was going to bring one person, and then it was
25 decided that we ought to have a different

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1 trying to get at is, the urban nature of the
2 Presidio and the intensity with which the community
3 is going to be using these spaces, seems to me, to
4 be different than a landfill in a canyon, in a
5 mountain range some place far away.

6 FACILITATOR KERN: Other questions
7 for these people that are coming?

8 BOARDMEMBER GIRARDOT: I'd just like
9 to know if the reuse authority is contemplating any
10 construction on any of these landfills?

11 FACILITATOR KERN: I guess she's
12 asking you, Craig.

13 MR. MIDDLETON: I can't answer that
14 at this point. I don't know.

15 FACILITATOR KERN: Anything else? If
16 you do have questions give them to Mark. We'll try
17 to type these up and circulate them around via
18 Email and fax, and make sure it covers all the
19 questions, and then we'll have this discussion at
20 our next meeting.

21 BOARDMEMBER WILKINS: For the
22 upcoming RAB, and the future RABs, I would ask that
23 if you have RAB agenda items, that you get those
24 into Mark immediately after your community -- I'm
25 sorry, your committee meetings that you have two

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1 weeks from now, so that the folks that are involved
 2 in preparing the agenda and/or preparing
 3 presentations, can have a little more time to get
 4 prepared to do this. So if it's possible to do
 5 that, I would ask everybody to do that. And the
 6 same goes with RPM agenda items. I know that we
 7 have tried to do that in the past, and we need to
 8 do a better job of that. So I will try to get an
 9 RPM agenda out two weeks prior to the meeting, and
 10 I would ask that all participants look at that if
 11 you have comments or amendments to the agenda,
 12 please, get those back to me so the participants
 13 would have at least a week to ten days to prepare
 14 for that meeting.

15 BOARDMEMBER SKOW: I just wanted to
 16 understand where we were with seep monitoring. I
 17 know there was a statement that some work had been
 18 done, there was going to be a presentation at next
 19 month's meeting.

20 My concern is that spring is upon us, I just
 21 wanted to understand what landfill seeps were going
 22 to be sampled, and which ones weren't, and that we
 23 understand if there were landfills that were not
 24 being evaluated for seeps, we know which ones those
 25 are, and why. Because we don't have many more

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1 FACILITATOR KERN: All right, I'll
 2 put that down. Anything else? Without objection,
 3 meeting adjourned.

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1 months where we can seize the opportunity for this
 2 wet season. I would like to sort of have some
 3 detailed discussion about it next month.

4 BOARDMEMBER HENDERSON: Just for your
 5 knowledge, we're actively monitoring the seeps at
 6 Landfills 1, 2 and E.

7 BOARDMEMBER SKOW: Does that include
 8 everything at Tennessee Hollow?

9 BOARDMEMBER WILKINS: Those are the
 10 three that affect the tributaries of the corridor.

11 FACILITATOR KERN: I'd like to see
 12 that we're coming to the end of the meeting.

13 BOARDMEMBER YOUNGKIN: Are you
 14 collecting flow measurement along with those? Will
 15 you be able to give us an idea of how much water is
 16 coming out?

17 BOARDMEMBER HENDERSON: It's like
 18 there's this huge big wet area. I mean, how do you
 19 estimate flow? That would be tough.

20 FACILITATOR KERN: Any other comments
 21 at this point about other future agenda items for
 22 next time? We have the landfill thing.

23 BOARDMEMBER MCKLEROF: Anything
 24 regarding the status on Mountain Lake Park?

25

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1 REPORTER'S CERTIFICATE

2

3

4 I, Elizabeth Valstad, do hereby certify that
 5 the foregoing is a true and correct statement of
 6 the testimony and proceedings had in the
 7 within-entitled matter and that the same is a full,
 8 true and correct transcription of the shorthand
 9 notes as taken by me in said matter.

10

11

12 Dated: At San Francisco, California this
 13 _____ day of _____, 1998

14

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Elizabeth Valstad

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RESTORATION ADVISORY BOARD MEETING

THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, APRIL 14, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

CLARK REPORTING

2161 SHATTUCK AVENUE,

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1 MICHAEL WORK

2 TRACY WRIGHT

3 ANDREW YOUNG

4 MARK YOUNGKIN

5 ROSEMARY CAMBRA (Representing the Muwekma Ohlone
6 Indian Tribe)7 JOSEPH CHOW (Representing the San Francisco
8 Water Board)

9 CYNTHIA WESTMORE (Representing EPA)

RESTORATION ADVISORY BOARD MEETING

RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

3 SAM BERMAN

4 ROBERTA BLANK

5 SAUL BLOOM

6 JOHN BUCK

7 ED CALLANAN

8 JULIA CHEEVER

9 ROMY FUENTES

10 ARLEEN GEMMIL

11 BRUCE HANDEL

12 ROGER HENDERSON

13 DOUG KERN

14 LEEANN LAHREN

15 ANDREW LOLLI

16 BRUCE MCKLERoy

17 CRAIG MIDDLETON

18 HOWARD NATHIEL

19 PETER O'HARA

20 ELEANOR ROMAN

21 LOUIS ROSENBAUM

22 MICHAEL SCHULTZ

23 BRIAN ULLENSVANG

24 DAVID WILKINS

25 JOANNE WINSHIP

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1 FACILITATOR KERN: Good evening.

2 This is the regularly scheduled meeting of the
3 Restoration Advisory Board. I'd like to welcome
4 everyone to the meeting tonight, particularly,
5 members of the public. We've got some new
6 boardmembers that we'll be introducing shortly.7 Welcome to you, welcome to the past historic
8 members of the board. Welcome to the Army,
9 contractors, and regulators. And one final welcome
10 to members of the U.C. Berkeley Environmental
11 Science 125 Class that are here tonight.12 With that brief introduction, before we get
13 to the agenda, I'd like to turn it over to Leeann,
14 to introduce our new boardmembers.15 BOARDMEMBER LAHREN: The Selection
16 Committee recommended a slate of seven new members,
17 which the BCT approved, and several of those
18 members are here tonight. There is Sam Berman,
19 Tracy Wright, Michael Schultz, and then we have Ed
20 Callanan, Ellie Roman, and Andrew Young. So this
21 will represent their first meeting as community
22 members of the RAB.23 FACILITATOR KERN: Welcome to the new
24 members. And just for everyone's benefit, we'll
25 just go around the table so people can get an idea

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1 of who we are and what organization we represent.
 2 I'll start off. My name is Doug Kern, and I'm a
 3 community member.

4 BOARDMEMBER BUCK: John Buck, I'm
 5 with the U.S. Army Environmental Center.

6 BOARDMEMBER WILKINS: Dave Wilkins,
 7 Department of the Army.

8 BOARDMEMBER HENDERSON: Roger
 9 Henderson, U.S. Army Corps of Engineers, Sacramento
 10 District.

11 BOARDMEMBER HANDEL: U.S. Army Corps
 12 of Engineers, Sacramento District.

13 BOARDMEMBER FUENTES: Romy Fuentes,
 14 CAL/EPA.

15 BOARDMEMBER YOUNGKIN: Mark Youngkin,
 16 community member.

17 BOARDMEMBER LAHREN: Leeann Lahren,
 18 community member, representing the Sierra Club.

19 BOARDMEMBER ROMAN: Ellie Roman,
 20 community member.

21 BOARDMEMBER O'HARA: Peter O'Hara,
 22 community member.

23 BOARDMEMBER LOLLI: Andrew Lolli,
 24 community member.

25 BOARDMEMBER ROSENBAUM: Louis

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1 National Park Service.

2 BOARDMEMBER WORK: Michael Work,
 3 EPA.

4 MR. CHOW: Joseph Chow, Water Board.

5 BOARDMEMBER NATHIEL: Howard Nathiel,
 6 community member.

7 BOARDMEMBER WINSHIP: Joanne Winship,
 8 community member.

9 FACILITATOR KERN: Thank you. Does
 10 everyone have an agenda tonight?

11 BOARDMEMBER LAHREN: Doug, can I just
 12 add one thing? I just wanted to bring to
 13 everyone's attention that Rosemary Cambra is the
 14 chair of the Muwekma Ohlone Indian Tribe, and will
 15 have a permanent seat on our RAB as of tonight.

16 FACILITATOR KERN: Welcome to the
 17 board. Everyone has an agenda. I'd like to see if
 18 there are any changes, additions, modifications to
 19 tonight's agenda? All right.

20 Tonight the agenda is fairly full, so I'm
 21 going to be a little bit more ruthless than
 22 normal. Any announcements? Okay, seeing none.
 23 Old Business? Community reports?

24 BOARDMEMBER WILKINS: In terms of the
 25 Selection Committee, I would like to announce --

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1 Rosenbaum, community member.

2 BOARDMEMBER GEMMIL: Arleen Gemmil,
 3 community member.

4 BOARDMEMBER YOUNG: Andrew Young,
 5 community member.

6 BOARDMEMBER CALLANAN: Ed Callanan,
 7 community member.

8 BOARDMEMBER CHEEVER: Julia Cheever,
 9 community member, representing the Planning
 10 Association for the Richmond District.

11 MS. CAMBRA: Rosemary Cambra, I'm the
 12 chairwoman of the Muwekma Ohlone Tribe, and we are
 13 aboriginal to the Presidio, and I want to welcome
 14 all of you from the community to our forum.

15 BOARDMEMBER SHULTZ: Mike Shultz,
 16 community member.

17 BOARDMEMBER WRIGHT: Tracy Wright,
 18 community member.

19 BOARDMEMBER SKOW: Wesley Skow,
 20 community member.

21 BOARDMEMBER BERMAN: Sam Berman,
 22 community member.

23 BOARDMEMBER ULLENSVANG: Brian
 24 Ullensvang, National Park Service.

25 BOARDMEMBER BLANK: Roberta Blank,

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1 and I appreciate Rosemary being here tonight,
 2 although, she wasn't part of the routine selection
 3 process we went through -- that the Army has
 4 recognized the Ohlone representatives as a key
 5 stakeholder here, and have offered them a seat on
 6 the Restoration Advisory Board, and that's why they
 7 are here with us tonight. And we expect them to be
 8 participating from here and throughout the rest of
 9 the program. So thank you for coming.

10 FACILITATOR KERN: You haven't really
 11 had the opportunity to get involved with some of
 12 the other orientation meetings and Restoration
 13 Advisory Board community member meetings, so we'd
 14 like to welcome you to attend those and to get
 15 involved and understand the variety of the
 16 different processes we're going through. So we'll
 17 put various committees in touch with you and get
 18 that to happen.

19 Mark, the Main Installation Committee?

20 BOARDMEMBER YOUNGKIN: The committee
 21 meets on the 4th Tuesday of the month, usually. In
 22 March we met on the 24th, and the Main Installation
 23 Committee discussed two topics.

24 We had an update on the Crissy Field RAP from
 25 Brian Ullensvang, from the National Park Service,

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1 and we had a discussion on that. We also discussed
2 the Feasibility Study, the list of community
3 concerns that we're working on there. And the next
4 meeting is scheduled for the 28th of April.

5 We had a schedule conflict with where we
6 usually have the meetings, so this meeting will be
7 taking place at the Visitor's Center here on the
8 Presidio, Room 102, first floor, and that's from
9 7:00 to 10:00 p.m., Tuesday, the 28th. And we
10 don't have agenda items for that yet, but we'll be
11 distributing those about a week before the
12 committee meeting. Thank you.

13 FACILITATOR KERN: Item 4.C., the

14 Underground Storage Tank Committee, Building
15 207/231.

16 For those of you who don't know what this
17 particular building site is, it's a former gas
18 station that had some leaking underground storage
19 tanks. Those tanks put various petroleum products
20 into the soil and groundwater. It happens to have
21 been located, unfortunately, right in the future
22 stream corridor that will be coming out of the
23 Tennessee Hollow Water Shed and draining into the
24 Crissy Field wetlands.

25 For the past several months a committee of
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1 process.

2 The understanding when we left that meeting
3 was, the model was in a reasonably good state where
4 most of the questions that people asked in terms of
5 baseline questions could get those out of the way
6 so people could really look at the "what if"
7 situations. We're not quite there yet. But when
8 we get there, we want to have a RAB workshop so
9 people can really spend some time with that
10 process. So that's where the Building 207/231
11 situation is. Any questions from anyone?

12 BOARDMEMBER O'HARA: Doug, assuming
13 that you arrive at some sort of consensus, are the
14 various remedial activities, or actions, that will
15 result from the consensus, consistent with the time
16 line that the Park Service has to construct this
17 wetlands?

18 FACILITATOR KERN: Well, it turns out
19 that time is one of the criteria that was input
20 into the model, so it directly addresses that
21 question. Some of the alternatives are long-term
22 alternatives, such as natural attenuation, it would
23 take many, many years, and some are much quicker
24 types of remedies. So all of those factors are
25 taken into account. And people can vary them

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1 Army consultants, regulators, Park Service, and RAB
2 members have been meeting in a consensus process to
3 develop, hopefully, the proposed remedy for that
4 site. And we recently -- many of you are aware of
5 what this process involved, without going into
6 great detail.

7 There has been a process of identifying all
8 the various criteria that are important to the
9 stakeholders, and then weighting those criteria,
10 going through a process of identifying a variety of
11 different cleanup alternatives and scoring those
12 alternatives. That process has been rather
13 arduous, there have been many meetings and
14 conversations.

15 We had, at a recent meeting, I guess it was a
16 couple of weeks ago, where we reviewed all of the
17 data that was input into the computer model. It's
18 a computer modeling program which tries to help all
19 the stakeholders to try several different "what if"
20 types of possibilities.

21 The results of the last meeting were to
22 review all of the data that was input into the
23 model. And we're going to now go through the
24 process of revising that model input data and
25 getting back together again and reviewing the

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1 according to what they want at that moment. Well,
2 what if we didn't spend as much money? How long
3 would it take? All those different trade-offs. So
4 that will be available to people. We're not trying
5 to head to a decision right now. We're trying to
6 make this model available to people so they can
7 really have input into it.

8 BOARDMEMBER O'HARA: Thank you.

9 FACILITATOR KERN: Other questions?

10 And we've had another arrival, a boardmember.
11 Craig, just for your information, we have seven new
12 Restoration Advisory Boardmembers. And, Craig, if
13 you could introduce yourself.

14 MR. MIDDLETON: Craig Middleton, with
15 the Presidio Trust. Welcome to all of you. It's a
16 great service, so thank you.

17 FACILITATOR KERN: Onto Item 5.
18 Landfill Discussion.

19 MR. CHOW: I'm Joseph Chow, from the
20 Regional Water Quality Control Board. I'm the
21 project manager for the Presidio. We also have
22 here, Mr. Curtis Scott, from the Water Board.

23 The reason we're here tonight is to try to
24 answer some general questions regarding the
25 landfill regulations. We also have a specialist

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1 from EPA here, Cynthia Westmore. I think both the
2 state and the EPA are ready, or we can answer some
3 general -- state, and federal landfill regulation
4 questions.

5 However, I also want to clarify that DTSC is
6 the lead agency of all the continual cleanup
7 activities, except for petroleum site cleanup.
8 Therefore, any specific cleanup, closure, or some
9 other issues are overseen by DTSC. But seeing that
10 landfill is important to the Water Board, we have
11 our staff working on the landfill for many years.
12 So we're happy to be here to answer some general
13 questions and provide insight for people of the
14 RAB. So if you have any questions, we will be glad
15 to help you, in general, with landfill
16 regulations.

17 FACILITATOR KERN: The RAB members
18 have been circulating a variety of questions.
19 Would anyone like to pose one of those questions to
20 our assembled experts?

21 BOARDMEMBER GEMMIL: I have just
22 one. If they could give us a read on how those
23 landfills are affecting the groundwater quality.
24 We know that the tests have not been good, and we
25 think it is the landfill contents, but we're not

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1 It also addresses things such as size. Are
2 you going to put one hole or a hundred holes? If
3 there's a need for exploration. If you have no
4 information, then it suggests that you might want
5 to do some work to characterize what went into it.
6 That may be just digging a hole in it or putting in
7 a couple of soil borings. And then if you find
8 things that suggest that you need to look further,
9 you may put a couple of groundwater monitoring
10 wells in and monitor it over a period of a year.

11 So it gives basic guidelines that will allow
12 you to evaluate if there are issues. And that's a
13 basic process and guidelines that we have that I
14 would recommend that people use, if appropriate.

15 BOARDMEMBER GEMMIL: Would you say
16 that these solid waste assessment test guidelines
17 are already being applied here at the Presidio?
18 Are you satisfied that they are being met?

19 MR. SCOTT: I can't answer that
20 question. I don't have the details.

21 BOARDMEMBER WILKINS: You have said
22 that you believe that the tests aren't good. Could
23 you explain what you mean by that?

24 BOARDMEMBER GEMMIL: Yes. We're
25 looking at groundwater, and we're finding a lot of

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1 sure. And who better to tell us than the Regional
2 Water Board.

3 MR. CHOW: I think I would direct
4 this to Curtis.

5 MR. SCOTT: I'm Curtis Scott, and I'm
6 a senior geologist. I'm in charge of landfill
7 sections at the Water Quality Control Board. I can
8 answer your regulatory questions. Explicit
9 questions are what the Water Board has not been
10 dealing directly with, with these landfills. I can
11 tell you what the procedures are, or how we would
12 address looking at issues.

13 Our general process is -- what I recommend to
14 people -- a program that they call, the Solid Waste
15 Assessment Test. It was a legislative program that
16 came in around the mid 1980s to just do a
17 preliminary evaluation if there were impacts from
18 landfills. And it has guidance that says such
19 things as, if you can gain data, if you know what
20 went into a landfill, and you have information on
21 what the geology is of the site, the separation of
22 groundwater, you may be able to make a preliminary
23 evaluation, whether it's reasonable to expect
24 whether you have contaminate problems from a
25 landfill.

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1 metals like chromium at Battery/Howe/Wagner. And
2 we don't know for sure where it's coming from. And
3 one possibility is the landfill content, that it's
4 leaching out. So that's what I was wondering, if
5 the Water Board could tell me.

6 BOARDMEMBER WILKINS: Well, I just
7 want to get that straight, because you said that
8 the tests weren't good. It doesn't sound like
9 that's what you mean. It sounds like you mean the
10 tests were okay, but they're finding constituents
11 in the groundwater for which there is no reasonable
12 explanation, in your mind.

13 BOARDMEMBER GEMMIL: Right. Where
14 are these heavy metals coming from?

15 BOARDMEMBER WILKINS: Well, I have a
16 question if no one else has anything that comes to
17 mind immediately. And perhaps, Joseph, you can
18 kind of address a list of some of the questions you
19 were talking about before.

20 One of the questions is, most of the
21 landfills that we have here at the Presidio were in
22 operation anywhere from 1920 and 1980. Many of the
23 landfills were construction debris, they weren't
24 typical municipal waste landfills that you would
25 typically manage. And I'm sure these are similar

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1 types of fills that are at other military
2 facilities of similar age to the Presidio. So how
3 you normally manage, from a regulatory
4 perspective, landfills that are this old, that
5 typically have construction debris? What
6 regulations apply to govern a "clean closure," if
7 you will, just to use that term loosely, although,
8 I know it does have regulatory meaning, for that
9 type of situation?

10 MR. SCOTT: We refer directly to

11 Title 27 of the California Code of Regulations.
12 And within those regulations is direct reference to
13 the Federal Subtitle B Regulations.

14 In our experience with small landfills, or
15 areas that a facility puts waste, which may consist
16 of construction/demolition debris, we have normally
17 found that there are levels of something in them.
18 We have not found a thing that we would say is
19 pristine. But I can say, in general, for most of
20 the very small landfills, very small quantities of
21 some type of waste were put in over a very long
22 period of time, it's been rare that we have found
23 significant impacts, unless they have been dumped
24 in a hole or placed in a creek bed where water
25 flows through them.

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1 So the question is, having all that
2 information, what do we do next in terms of
3 regulatory guidance, to follow regulatory
4 guidance?

5 MR. SCOTT: I think, in this case, I
6 find it difficult to speak directly for DTSC. The
7 regulatory agency would then evaluate if they agree
8 with your interpretation of the data.

9 BOARDMEMBER SKOW: First, what do you
10 characterize as small? I mean, are there sizes of
11 landfills, and do the remedial investigation
12 guidelines vary on size? Is there guidance on how
13 many borings you need to take per cubic yard of
14 landfill?

15 MR. SCOTT: There is not a specific
16 table that would say one quarter acre, two samples,
17 one acre, a dozen. I think what usually develops
18 is that we look into some of the ASTM Standards.
19 SWA/46 is one of the guidelines that establishes
20 certain sampling protocol.

21 What usually happens, if you would have
22 something like an acre, you might take a half dozen
23 samples, I'm throwing a number out, and if you
24 really didn't see anything, or it was all
25 consistent, I got the same types of things, sort of

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1 BOARDMEMBER WILKINS: So what do you
2 do in that case? What direction do you, as a
3 regulator, give the agency responsible for cleanup
4 in that case? Basically, that's what we have here
5 at the Presidio.

6 MR. SCOTT: Well, that's what I was
7 referring to earlier. Instead of trying to define
8 them all, what we say is that sometimes there are
9 clear-cut records of what went into these smaller
10 units. Frequently, there are not, so we say, get
11 some representative samples so that you can make an
12 educated evaluation of what's in them. And then if
13 you do, because of the other work that's done in
14 the area, understand the geology, understand depths
15 to groundwater. You can take that approach.

16 BOARDMEMBER WILKINS: Okay, once
17 we've done that analysis -- because in the Army's
18 opinion we feel we've done that analysis. We feel
19 through the Remedial Investigation Report that we
20 have taken representative samples of the soil in
21 these landfills, the material in the landfills, as
22 well as the groundwater, which we're still
23 monitoring, and that we made an adequate assessment
24 of what we believe is there and how it will impact
25 with the soil in the groundwater.

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1 an aerial distribution, then I think you can say we
2 have done a reasonable characterization. So I
3 think there has to be -- I hate the vagueness --
4 some professional judgement on what the results
5 are.

6 FACILITATOR KERN: I think I would
7 have a hypothetical question for you. I'm
8 approaching my RAB community member position right
9 now, rather than my facilitator position.

10 Let's just say that the party that deposited
11 the waste in the landfills has an interpretation,
12 and other people review the data, and the data
13 suggests something other than construction debris
14 to community members. Is there any kind of a
15 definition, or some sort of a process, rather than
16 a court of law, that would indicate this is a
17 certain kind of debris that demands a certain kind
18 of cleanup? Let's say that someone tries to
19 characterize it as inert waste, that says, okay,
20 you get one result, or if it's construction debris,
21 you get another result, municipal waste, you get
22 another result, hazardous waste, something else.
23 What process is there to determine what the
24 material really is?

25 MR. SCOTT: I think what you're

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1 saying is what the impacts of that material really
2 are. It could be anything. I think you're looking
3 at several issues and they all back off into what
4 is risk. If you're looking at waste in a landfill,
5 and you find that it has, conjecturing a metal, and
6 you find that metal has a very low migration
7 potential into groundwater, and there's no other
8 constituents that have a potential to impact
9 groundwater, then you've eliminated a groundwater
10 risk. You may have a risk, I don't know. If
11 somebody goes up with a shovel and digs it up, that
12 would be a public health issue. So I think it's
13 backing into what is the risk to the receptors,
14 whether it's groundwater or it be public.

15 FACILITATOR KERN: Perhaps, we could
16 give you some site-specific types of information
17 and let you hypothesize a little bit more.

18 Let's say a landfill was constructed in a
19 low-lying area, where there was a seep or a spring
20 or a creek flowing through that, and that
21 seasonally you have water coming out of the
22 landfill in the rainy season. Let's say there has
23 not been a regular amount of sampling on that water
24 seeping out of the landfill. Any thoughts about
25 that particular situation?

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1 get a handle on what, generally, is in a landfill.
2 You want to know, is it all industrial waste where
3 they were dumping sledges, or is it a muni landfill
4 like you dump out your own garbage at home? Or is
5 it construction debris, like bottles and pieces of
6 wood and steel? You can take samples, but you can
7 find metals in any kind of a landfill. You can
8 find metals in your own garbage can at home.
9 Hopefully, the intent, when people hear the solid
10 waste assessment test, is to get a definitive read
11 on exactly what is in a landfill. You just can't,
12 unless it's a landfill as big as this tabletop.

13 The intent is to get a handle on it. Do I
14 have a really bad landfill, or do I have one that's
15 muni-type waste or construction-type waste? It's
16 just one of many tools you can use.

17 BOARDMEMBER WINSHIP: Do you have a
18 certain number of samples that you take, like, per
19 square foot?

20 MR. SCOTT: We use various
21 guidelines. Like I mentioned earlier, they have
22 the ASTM that gives guidelines on initial sampling
23 of quantity. If you try to do something that gives
24 you a concept, something that does not give you a
25 finite, but gives you a feel. You have to make a

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1 MR. SCOTT: I think that's purely
2 conjecture. I don't know what regular is, I don't
3 know if it's sufficient. If it's dry 90 percent of
4 the year and it's moist 10 percent, and they took
5 the appropriate types of samples of that 10
6 percent. They probably obtained data that's
7 valuable.

8 BOARDMEMBER GEMMIL: I had a question
9 earlier when you were talking about the guidelines
10 and the solid waste assessment tests. One of the
11 guidelines was to characterize the contents of
12 these landfills. What exactly do you mean by
13 "characterize the contents"?

14 MR. SCOTT: To identify what
15 materials are in the landfill through sampling.

16 BOARDMEMBER GEMMIL: Like digging a
17 trench sampling. That way?

18 MR. SCOTT: Digging a trench, taking
19 some soil borings and trying to get some samples
20 and determine what they are. Seeing if it's pretty
21 much the same or if it's different, whether it's
22 nonhazardous or whether there are other
23 constituents of concern.

24 BOARDMEMBER HENDERSON: I think the
25 intention of the solid waste assessment test is to

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1 decision. Is this good, or is this bad? And
2 that's really the intent. You're just taking a
3 sample at one place.

4 So the idea is to take something that sort of
5 has the spatial, an aerial distribution, and if in
6 that aerial distribution you don't see negative or
7 bad waste, then you say, well, they are all about
8 the same thing, we have a concept of what's in this
9 landfill, and it says it's good or bad. So it is a
10 decision-making tool, it's not a dig it all up,
11 analyze every gram of waste.

12 BOARDMEMBER NATHEL: Why does it
13 really matter where everything came from? If it's
14 there, it's really a question of the end use of the
15 thing. Why do you have to say whether it's
16 industrial, construction or municipal waste?

17 MR. SCOTT: I don't think that was
18 the intent. I think the intent -- and that's not
19 the intent of solid waste. It's just to determine
20 what is there, because what is there is what you're
21 concerned about. But if it's nothing but a pile of
22 dirt, which is probably not likely, but if that is
23 the case, it may not be of any concern. It is just
24 a decision. Is it something that gives us the
25 concept that we need to look further.

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1 BOARDMEMBER HENDERSON: And I think
2 there is an importance in knowing where the waste
3 e from and what kind of waste stream. Because
4 you have a heavy industrial-type landfill, there
5 are certain things that you would look for that you
6 wouldn't necessarily be looking for in a muni waste
7 landfill, or one that was used for dumping fill
8 when they were building buildings over here and
9 they were cutting into the side of the hill and
10 just spoiled the dirt. You can't get an overall
11 idea of a potential threat from a landfill if it's
12 an industrial waste landfill and you find drums
13 full of stuff that are exploding or lighting on
14 fire. That is something that you actually want to
15 find out about, because that tells you what threat
16 do I have, versus a muni-type landfill.

17 What do you find in a muni-type landfill?
18 You find bread wrappers, you find old newspapers,
19 you find magazines, tin cans. That gives you
20 another type of universe where you can say, okay,
21 now I know what I can actually look for here. I
22 don't have drums of stuff that are going to catch
23 on fire, or what not. It helps.

24 BOARDMEMBER NATHEL: So you have a
25 flowchart?

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1 For example, I have seen EPA guidelines on
2 military landfills, but are those controlling, are
3 those a consideration? I mean, I also want the
4 more general answer. What are the rules for the
5 Presidio?

6 MS. WESTMORE: Generally, the state
7 has authority to implement some of the federal --
8 all of the federal landfill regulations. So the
9 state is the one that comes out with "these
10 regulations apply." The EPA guidelines should be
11 considered, but again, the state really is the lead
12 for the closure of landfills in the State of
13 California.

14 BOARDMEMBER CHEEVER: Does that mean
15 that any federal guidelines that there are, are
16 necessarily conclusive or controlling? That it
17 would be nice if the state considered them, but
18 they don't have to?

19 MS. WESTMORE: For guidance, you
20 mean?

21 BOARDMEMBER CHEEVER: Yes.

22 MS. WESTMORE: Yes. And that's even
23 true in general. EPA puts out guidance, it's not a
24 regulation, it's what we think you should
25 consider. But if it's the state, the state has the

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1 BOARDMEMBER HENDERSON: It's kind of
2 a flowchart. It just comes from experience,
3 personal experience, and you work off one landfill
4 you make mistakes, you work on two, you make half
5 as many mistakes. There are just a lot of people
6 that do this kind of stuff with assessment and
7 solid waste assessment tests.

8 MS. WESTMORE: I'm Cynthia Westmore,
9 with EPA, and I just want to interject. There are
10 different regulations for hazardous, as far as the
11 design of the cap, and all the different components
12 of a controlled system. Is it hazardous or
13 nonhazardous? There are two different types of
14 regulations for hazardous landfill and nonhazardous
15 landfill.

16 BOARDMEMBER CHEEVER: I'm confused
17 about what regulations and guidelines specifically
18 apply to the Presidio. Is there one agency,
19 federal or state, that has a list of regulations
20 and guidelines that apply to landfill closures at
21 the Presidio? And, if so, could you please tell us
22 where that list is and where we can get it? If
23 not, if there are slightly different guidelines
24 that apply, which one is paramount, and who figures
25 out which one applies?

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1 authority.

2 BOARDMEMBER CHEEVER: Because the
3 state is the lead agency on this particular --

4 MS. WESTMORE: The state has received
5 authorization.

6 BOARDMEMBER CHEEVER: Throughout the
7 nation?

8 MS. WESTMORE: Every state can come
9 and say, look, our regulations are equivalent or
10 more stringent. And if they are, and California's
11 are, then they have the authority.

12 BOARDMEMBER CHEEVER: But then, where
13 are the state regulations?

14 BOARDMEMBER FUENTES: I just want to
15 add that even though the Presidio is under the
16 state oversight, we still have to follow the NCP,
17 which is a federal process that we need to be
18 consistent with. So there's a number of guidelines
19 and regulations and laws that we need to follow in
20 addition to the state requirements. One of the
21 requirements is ARARs. We need to solicit
22 requirements from different state agencies and
23 federal agencies. That's why we have the Water
24 Board, we have EPA here. If we just apply DTSC's
25 law, we're not going to be meeting NCP

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1 requirements. So that's the purpose of this, to
2 get a broader perspective of different regulations
3 that need to be followed in the process.

4 BOARDMEMBER HENDERSON: Julie, to
5 answer your question, if you want to look for a
6 specific regulation, go to Title 27 of the Code of
7 California Regulations. And that has a great deal
8 of information. Title 27 is a new combination
9 between Title 14 and 23. They just combined the
10 two. These landfills that we have here, they're
11 what you call nonhazardous landfills. That doesn't
12 mean if you went and took a sample and you
13 characterize it, it may not be hazardous waste.
14 But these landfills were not built to contain
15 hazardous waste.

16 There's whole series of regulations that
17 won't apply here for landfills that were
18 specifically built to contain hazardous stuff.
19 Those are Subtitles C, sometimes, called Class 1
20 Landfills. We don't have those here. Title 27
21 then takes over in that case. If the Army had
22 built a true hazardous waste landfill out here, and
23 they were putting in no hazardous waste and it was
24 a permitted type of a landfill, there would be a
25 whole series of other regulations that would apply

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1 show what kind of practice they have here in
2 different landfill sites. Of course, I'm pretty
3 sure some direct activity has been conducted
4 before, so those things can provide some direct
5 evidence to tell us what kind of landfill we may
6 have in the Presidio. So that generally explains
7 the two different regulatory schemes to give us the
8 essential idea.

9 The other thing I wanted to mention, because
10 Doug emailed me 12 or 11 questions raised from the
11 RAB members. I think we already covered two or
12 three different parts. The first is, what are the
13 different roles of the regulators? EPA's roles,
14 DTSC's roles, the Water Board's role or the
15 Integrated Waste Management Board's role. We have
16 different roles. Who regulates? Who is the lead
17 agency? I think we already got a good idea about
18 this question.

19 Of course, what we didn't really mention is
20 the Integrate Waste Management Board, because they
21 have no representative here today. Originally,
22 they have the Title 14. Title 14 has combined with
23 Title 23 and become Title 27. But the Waste Board,
24 they still have some of their jurisdiction. For
25 instance, the financial assurance, but this

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1 on how do you close it, how do you build it, how do
2 you monitor it? Title 27 has the stuff that you
3 need to look at to say, here's what the Army has to
4 do to close these landfills.

5 MR. CHOW: Basically, there are two
6 sets of landfill regulations in the state. One is
7 just like he mentioned, the nonhazardous or
8 municipal, or we use solid waste. That's under the
9 California Code of Regulations, Title 27. The
10 other set of regulations, are under Title 22, of
11 the California Code of Regulations. That,
12 basically, regulates hazardous waste, landfills
13 like Roger just mentioned. And the equivalent in
14 the federal part is of Subtitle C, and Subtitle D.
15 Subtitle D is mainly focused on nonhazardous or
16 solid waste in the municipal landfills. Subtitle C
17 regulates the hazardous waste landfills, or the
18 CERCLA landfills.

19 I think, from what the information looks
20 like, at least in the past, I think the Army did
21 consider Title 27 should be the set of regulations
22 you should follow that's based on direct or
23 indirect. For instance, some may be from aerial
24 photographs or records from past activity. Those
25 things can provide a phase one initial records to

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1 probably doesn't apply to the federal side, because
2 that's applied to the private sector. The other
3 thing is their jurisdiction. Like, the grading and
4 dimensions of landfill capping, and also the gas
5 monitoring. So that's Waste Board's jurisdiction.

6 However, at the Presidio, since there is
7 agreement between the state and the Department of
8 Defense, trying to eliminate duplication and
9 overlapping of regulatory agencies efforts, all the
10 things are under DTSC's oversight. But what the
11 Water Board did, we provide our regulation to the
12 Department of Toxins, and also provide this
13 regulation to the Army. It is their responsibility
14 to implement this regulation accordingly.

15 MR. BERMAN: I would just like to
16 know, given the various agencies that are involved
17 in establishing the security of the landfills,
18 whether the Army has provided the data of the
19 samplings of all these agencies, and have the
20 agencies reported back an agreement on the data so
21 that one can assess where the status of the
22 information is at this time?

23 BOARDMEMBER FUENTES: They provided
24 the information in the report called, Remedial
25 Investigation. And this was submitted to

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1 regulators, and also, I believe it's in the public
2 information repository, and it's available for
3 view to the public.

4 There's a number of unresolved issues. One
5 of the issues is where is the metal coming from?
6 It might be coming from the fill itself, or it
7 might be coming from a naturally occurring deposit,
8 serpentinite. So there are still unresolved issues
9 with regards to the technical aspect of the
10 investigation, and also the extent of the
11 contamination.

12 MR. BERMAN: And the other agencies,
13 they have this document, have they responded? Is
14 there any formal response from the other agencies
15 that are involved?

16 BOARDMEMBER FUENTES: Yes, there's
17 been a formal response. Like I said, there's still
18 unresolved issues. This issue should be formalized
19 in the remedial action that's coming up.

20 BOARDMEMBER SKOW: I'm curious how
21 the state makes the decision to follow the
22 nonhazardous track versus the hazardous track. I
23 suspect that before people began to be concerned
24 about hazardous waste there was municipal waste,
25 and some amount of hazardous waste that gets mixed

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1 BOARDMEMBER SKOW: So is it just the
2 subjective test that we were talking about earlier,
3 or is there actual, physical lab tests to determine
4 whether there is leaching potential?

5 MR. CHOW: I think it should be very
6 objective for the swab, because if you do the
7 groundwater sampling, and you test it and try to
8 see if you have those hazardous wastes involving
9 there. If you detect high concentrations of
10 hazardous waste involving there, like TTLC, then
11 you know you definitely have the hazardous waste
12 over there. And this will automatically bring
13 alarm, or the original consideration that the solid
14 waste landfill may not be correct. And then more
15 data is needed to be generated, or further
16 investigation will be done accordingly. It really
17 depends on the situation. The TTLC numbers have
18 been defined in the Title 22 Regulation, so there
19 is something you can compare it with.

20 BOARDMEMBER SKOW: So they can take
21 the soil sample, leach it, see what happens?

22 MR. CHOW: Yes.

23 BOARDMEMBER HENDERSON: That doesn't
24 decide automatically whether the landfill is called
25 a hazardous waste landfill. Most of the landfills

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1 in.

2 So the state is apparently willing to
3 consider some amount of hazardous waste in a
4 landfill and still treat it as a nonhazardous
5 landfill. There are waste streams from a number of
6 different sources on the Presidio, including
7 residential uses and construction applications,
8 things that would be considered industrial in
9 nature. That waste went someplace.

10 Is the test just looking at what you find in
11 the soil? Or if you can conclude there was some
12 hazardous material present, how much to you have to
13 have in order to kick you into the hazardous side
14 of the landfill management scheme?

15 MR. CHOW: I really can't answer that
16 question, because I didn't review all of the
17 previous documents. But I think, in general,
18 you're exactly right. Any kind of solid waste
19 landfill or municipal landfill, it's inevitable to
20 have a light amount of hazardous waste in there.
21 However, the solid waste assessment test is to make
22 sure there's no leaching migration or some other
23 things happening, that can happen with the
24 concentration above those standard numbers, to be
25 considered as hazardous waste.

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1 that we have -- they're older landfills -- were
2 never built under any kind of federal grade.

3 You start with Title 27. That doesn't
4 preclude you from using some portion of the RICRA
5 Regulation. I could have a landfill that, based on
6 what's in there I could say, let's build a RICRA
7 Subtitle C CAP on it. The landfill still isn't
8 under RICRA Regulations, it's still under Title
9 27. Because the threat of leaching from soil
10 exposure dictates that I put on a special kind of a
11 cover system. And within the RICRA Regulations
12 they say, if you build this cover system this is
13 what it has to look like, and here's the tests that
14 it has to pass, and it can't let a certain amount
15 of water through over a certain amount of time.

16 So most old landfills aren't usually classed
17 as a RICRA landfill. Now if we were building a
18 landfill here, then we would be firmly in with all
19 the RICRA Regulations under RICRA Subtitle E if
20 that's going to be a nonhazardous waste landfill.
21 And again, although we can go out and measure
22 something and say, that's hazardous waste, even
23 with your own household garbage you have hazardous
24 waste. A bottle of vinegar is Ph2. If I go to
25 Title 22 it says any waste with a Ph2 less than two

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1 is a hazardous waste. Well, you throw out the
2 garbage you have, in theory, you have created a
3 hazardous waste.

4 Now there are things in the regulations that
5 say because you are a homeowner you can do small
6 units of. None of the landfills here are going to
7 fall under the RICRA Regulations.

8 BOARDMEMBER SKOW: Is that because of
9 the age?

10 BOARDMEMBER HENDERSON: The age of
11 the landfills, the contents of the landfills, and
12 the fact that they were built a long time ago, and
13 they weren't built as a RICRA-type landfill.

14 MS. WESTMORE: I agree with that.
15 But I just want to add that even if it doesn't fall
16 under the age or the time, the RICRA Regulations
17 may still apply. Because you can say it's
18 relevant, it's close enough, at least under the
19 CERCLA process, the Superfund process. If there's
20 a regulation, you miss the time, but it's similar
21 enough.

22 BOARDMEMBER HENDERSON: Well, on the
23 landfills here, there are portions of the RICRA
24 where you could say, gee, there's a hazardous waste
25 in this landfill, because I took a sample and I got

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1 of questions I have on this sheet. That's related
2 to the closure of the landfills, or what would be
3 the presumptive remedy for the landfill.

4 Secondly, another question, it's very
5 interesting. Does the regulation consider the
6 proximity of the landfill next to the urban area?

7 MS. WESTMORE: EPA's presumptive
8 remedy on landfills is containment. We look
9 through all the regulations. What really applies
10 here? What's the risk? What part of the
11 regulation should we put on? Whether it's a cap,
12 if it's groundwater, we take collection, that's
13 EPA's presumptive remedy. A presumptive remedy
14 doesn't mean that's the remedy you have to go
15 with. There's a full-blown process, I'm sure
16 you're all aware. You look at all the different
17 alternatives, and then you narrow it down. EPA has
18 come in and said, look, most of the time you wind
19 up containing a landfill anyway, here's what you do
20 if you have normal conditions, skip the paperwork,
21 let's go to this containment remedy.

22 So that's our presumptive remedy work, it's
23 not an automatic. But if conditions are right, you
24 should consider it.

25 BOARDMEMBER BLOCH: I think that part
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1 leachable lead over the Title 22. Well, this
2 landfill needs a full RICRA liner system. Well, we
3 can't build a land system on a landfill that's been
4 there for 40 years. So you say, gee, that doesn't
5 apply, what else could we do? Well, maybe we have
6 to build a RICRA-type cap on it. Well, we can say,
7 there's not enough threat here, it's not leaching
8 out. Instead of a RICRA-type cap, we don't need to
9 go to the RICRA Regulations, we can put a soil cap
10 on it, so when the water hits it, it can kind of
11 roll off. It doesn't leach through it, some will
12 leach through, but not a lot, and we're keeping
13 bugs and plants and stuff from growing in there,
14 whatever waste is there. So it's a very flexible
15 system.

16 Unless you're going to build a landfill
17 today, then it becomes very difficult, it becomes
18 very rigid, because then there are all the RICRA
19 Regulations that say, liner systems, leachate
20 systems, collection systems and monitoring
21 systems. You have to pick and choose. But these
22 landfill systems won't be under RICRA, they'll be
23 under Title 27.

24 MR. CHOW: So I think all these
25 questions relate to the next set, or the last part

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1 of what confuses many RAB people is the sense that
2 these regulations are sort of like carved in stone,
3 you know, God gave them to Moses and He walked down
4 from the mountain top and there is all these
5 regulations. In fact, it is a thoroughly
6 negotiated process.

7 You've got multiple authorities, and the
8 entire process is a series of negotiations as to
9 what standards, what levels of cleanup will apply.
10 And I think Mr. Chow would agree, that even if
11 there was significantly high levels of hazardous
12 waste in a particular landfill, that might not
13 necessitate a requirement to remove that landfill
14 if it was determined that that hazardous material
15 was not moving, and that it did not pose a direct
16 or imminent substantial danger to the human health
17 and the environment.

18 So I think the concerns that RAB members are
19 reaching at -- Julie's point earlier -- what do we
20 hang our hat on? What do we look at that says,
21 you're going to do this if the situation exists?
22 What if it doesn't exist in large extent? And most
23 of this is negotiated, which is why we go through
24 the remedial investigation with Feasibility
25 Studies, so we can determine what, in fact, the

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1 environment that we're looking at is, and how do we
2 then come to a negotiated agreement as to how we're
3 going to approach that? That is why the process is
4 damn difficult. Because then you're dealing
5 with speculative and subjective presumptions as to
6 whether or not the contents of the landfill will
7 migrate, if they are not currently migrating. To
8 what extent will they change over time? How will
9 the groundwater move in wet or dry seasons?

10 All of these things bear on decisions that
11 you make in a particular point in time around the
12 cleanup standards that you're going to approach the
13 site with.

14 So it very, very confusing, and it's
15 reasonable for RAB members to be confused about
16 this process. Unfortunately, in the last six years
17 we have not done a very good job on a regulatory
18 basis of coming up with a more clear path on how we
19 go about this. We're still arguing about ARARs at
20 many sites. And given the fact that was something
21 that was supposed to put all these arguments to
22 rest years ago, we're still facing the same
23 confusions.

24 I think people have a legitimate concern
25 about how we are going to get the closure, what

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1 special attention to those eco receptors. That's,
2 generally, what I understand.

3 BOARDMEMBER HENDERSON: Again, it
4 depends on the kind of landfill you have. If you
5 have a landfill that -- if you have drums that are
6 rolling down a hill and catching fire, if you have
7 houses around it you can do something very, very
8 different there than if you had a muni waste
9 landfill or a construction-type landfill. So
10 housing does have an affect on it. But you have to
11 look at the landfill and what is the landfill doing
12 and what are the threats there? Can I mitigate
13 those threats by putting a cover system on it?

14 The Bay Area is full of landfills. There are
15 parks on them that you don't even know about,
16 because it was closed at a time when people weren't
17 interested in it. Where I live in Rockland, and
18 out in the east here, there are lots of landfills
19 around, and people have built parks on them. That
20 doesn't say that every landfill should have a park
21 on it, there's some landfills that shouldn't have
22 parks on it.

23 So proximity does have to be taken into
24 account, but it doesn't, again, dictate. If I have
25 a house within 150 feet there, you have to excavate

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1 does closure mean? How are we going to approach
2 the problem? I think there is a lot more work that
3 needs to be done with the RAB in terms of answering
4 those questions, because this is a good workshop,
5 but it doesn't fundamentally get us to the bottom
6 line points about what are we going to do with
7 Landfill 8 or Landfill 9, or whatever. And I think
8 that's really what people are dealing with, with
9 these questions.

10 FACILITATOR KERN: Did you want to
11 continue on? I think it was the reuse.

12 MR. CHOW: Yes, the reuse. I mean,
13 personally, I really don't have anything to say on
14 that.

15 FACILITATOR KERN: Well, the question
16 that people are asking, I mean, Saul brings up that
17 it is a negotiated process. Within that process,
18 what does the projective reuse -- what impact does
19 that have on the process, if any? And is it
20 considered in how you evaluate these landfills?

21 MR. CHOW: We still look at the risk,
22 the receptors. And that's, basically -- if you are
23 close to an urban area, that means we have a
24 receptor of human beings close to this environment,
25 or close to some eco-sensitive area and we will pay

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1 the landfill and take it away. It doesn't say
2 that. It says you've got to look at what the
3 landfill is doing and what the risks are and can
4 you mitigate those risks, and how do you mitigate
5 the risks? There's all sorts of different ways.

6 BOARDMEMBER BLOOM: But looking at an
7 important point about what the RABs do. The RAB
8 implements the process by expressing community
9 objectives, community goals and criteria for the
10 negotiated process, and that becomes a major
11 component of discussion about how it is. So, to a
12 certain extent, it doesn't even matter, on a
13 certain level, as to whether or not there are a
14 million landfills out there and some of them have
15 parks. What matters is whether or not the
16 community that's going to be dealing with this
17 particular installation is comfortable with the
18 remedy proposed by the military, and whether or not
19 it's going to decide on its own to go ahead and
20 advocate the stronger remedy selection. That's
21 really the question that everybody's coming to at
22 this point.

23 BOARDMEMBER WILKINS: Are you
24 suggesting that there may be a situation where the
25 regulatory authority, in this case, DTSC and the

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1 Water Board and the Integrated Waste Management
2 Board say that the nature and characterization and
3 the assessment of these landfills, presented by the
4 Army, is accurate and their proposed remedies are
5 sufficient to mitigate any risk, and that you and
6 other representatives of the public may disagree
7 with that and demand a stronger or more
8 conservative cleanup measure.

9 BOARDMEMBER BLOOM: I think that's
10 about half of our litigation, currently. I think
11 that the issue is, whether or not the community can
12 express effectively its concerns. Identify why it
13 differs from the regulatory agency, the lead
14 agency, and present a reasonable argument that
15 would get people to change their minds, whether
16 through litigation or negotiation with the
17 regulatory agencies.

18 I mean, let me give you an example from
19 another site. The Environmental Protection Agency
20 signed off on a particular set of agreements around
21 the Record of Decisions regarding parts of the
22 Hunter's Point Shipyard. They are now rethinking
23 some of the components of those decisions, because
24 elements of the background weren't available to the
25 EPA when it was making its decision.

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1 of CERCLA. And I think those are other issues that
2 even if you all come out and say, yes, this is the
3 case, and somebody comes out and says, well, we can
4 prove that this is going to cause substantial
5 damage, long-term, to natural resources, then we
6 can go and take a third tack at approaching the
7 cleanup agreement that is being raised around this
8 issue.

9 So it's certainly not all cut and dry in
10 terms that the regulators agree, the military
11 agrees, we're done with this process.

12 BOARDMEMBER CHEEVER: I have a
13 question for Ms. Westmore and EPA. Could you just
14 list what some of the factors which EPA justifies
15 for overcoming the presumption of containment?

16 MS. WESTMORE: Reuse is one. Size.
17 Costs sometimes, if they think the cost, the E and
18 M, is so substantial.

19 BOARDMEMBER CHEEVER: Is it too
20 costly to contain it? What is less costly?

21 MS. WESTMORE: Dig it up. The type
22 of waste here -- what I'm hearing is that it's not
23 significant, if but there's radio active material,
24 or something that is just too difficult to contain,
25 then we'll say, let's go back to the long process,

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1 For example, where the infrastructure was
2 going to be laid around parts of the shipyard -- it
3 makes it very, very difficult for the City to lay
4 any infrastructure and get any economic vitality
5 out of that site.

6 So here's a process where we've gone up to
7 the rod, all the parties agree, and then suddenly
8 the Public Utilities Department comes in and says,
9 well, gee, great agreement, but we have to sink our
10 utility lines to 30 feet and you've gotten us to
11 clean up only to ten. We have to come up with a
12 solution that's going to work, and now everybody is
13 rethinking part of that.

14 So just because the regulators all agree at a
15 particular given moment in time, doesn't mean that
16 the ball is out of play. It means that as long as
17 we, as a community, agree with that decision, then
18 it can move forward. We have other recourse, as
19 well. That is to ensure that we get more of a
20 cleanup that reflects the values of the community.
21 And there are other issues in play, too.

22 It's not just a particular -- I mean, it's
23 natural resources, damages that have to be
24 incorporated in any of these decisions that are
25 being made, and that's a very significant component

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1 let's not do this presumptive remedy. The
2 presumptive remedy is a way to try to speed up the
3 process, and most of the time it's the way to go.

4 BOARDMEMBER CHEEVER: Is high
5 groundwater one of the factors, as well?

6 MS. WESTMORE: I haven't heard of
7 high groundwater being an issue. But if it's a
8 unique condition to this site where you think that
9 you cannot contain it, you cannot control this
10 waste, it could be a way to kick out this
11 presumptive remedy and go back to a full-fledged
12 Feasibility Study.

13 FACILITATOR KERN: Any other
14 questions?

15 BOARDMEMBER LAHREN: It is my
16 understanding, from our last couple of meetings,
17 that the Army went out and took samples as a result
18 of the wet-weather flows that were observed off
19 those landfills, and that Paul would be providing
20 that data at this meeting.

21 BOARDMEMBER HENDERSON: No. I don't
22 recall for this meeting. We've taken several --
23 Greg, how many samplings events have we done?

24 MR. LITTLE: We've done two. We're
25 waiting on the second round.

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1 BOARDMEMBER LAHREN: So can the
2 public see some of this initial data before it's
3 put into a package, or is the quality control
4 finished yet?
5 MR. LITTLE: The quality control is
6 not finished yet.
7 BOARDMEMBER LAHREN: And which
8 landfills have you sampled?
9 MR. LITTLE: The area around El Polin
10 Springs and then --
11 BOARDMEMBER BUCK: In your experience
12 for these small landfills, an acre or less in size,
13 what kind of range of alternatives have you seen
14 actually implemented? Just outside, not focused on
15 the Presidio.
16 MR. SCOTT: Removal has sometimes
17 been a choice. Frequently, it will be placing soil
18 cover over vegetation so that you're not dealing
19 with any threat to kids playing on it or people
20 walking over it. It's been rare, but it does
21 happen that we've run into situations where there
22 are groundwater issues. Those are usually related
23 to areas where there is industry and other things
24 get dumped into them, chemicals, drums, things like
25 that.

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1 number of the remediation projects here at the
2 Presidio. Bob Boggs will be giving a presentation,
3 also.
4 As you recall, the Army agreed to collect
5 additional sampling in the Crissy Field area prior
6 to fine-lining and prior to conducting remediation
7 activities. This additional sampling was conducted
8 to do a number of things. The first was to fulfill
9 the requirements of the Crissy Field Remedial
10 Action Plan.
11 The second was to provide additional
12 information regarding potential contamination, or
13 the extent of contamination, where we knew from
14 previous results, that it was present at Crissy
15 Field.
16 A third objective was to assess whether soil
17 to be removed as part of the wetlands restoration
18 project contains heavy metals at concentrations
19 that are above hazardous waste levels.
20 And a final objective was to refine the
21 extent of the excavation areas prior to preparing
22 final remedial action workplan, which is being
23 finalized right now for review.
24 So you'll see this abbreviation, RAWP. It's
25 the plan that describes how we're going to conduct

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1 FACILITATOR KERN: Any other
2 questions? Well, thank you very much to the
3 experts who came and helped us here tonight. Thank
4 you, Joseph, for helping to arrange this. Okay,
5 onto Item 5.B.
6 BOARDMEMBER HANDEL: The Crissy Field
7 RAP was finalized last Friday and sent out for
8 signature to DTSC. When it's returned to the Army
9 it will be forwarded for signature by the Army.
10 Following that, we can begin remediation
11 activities. We're hoping to accomplish the
12 signature, and start up remediation beginning
13 Monday of next week. It a very fast signature
14 period we're hoping for.
15 As part of this discussion we want to have
16 somebody from IT Corporation and Woodward/Clyde
17 come up and give you a summary of the past, some of
18 the sampling activities that occurred that were --
19 the information from those sampling activities were
20 rolled into the decisions that were made in the
21 RAP, as well. So we're going to have them come up
22 and give a brief presentation. I think we'll have
23 Cathy speak first, from Woodward/Clyde.
24 MS. PATTON: I'm Cathy Patton. I'm
25 with Woodward/Clyde, and we're subcontractors on a

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1 the remediation work.
2 The activities that were conducted as a part
3 of the pre-remediation sampling are described in
4 the soil sampling workplan at Crissy Field as
5 prepared by IT Corporation, and that's available in
6 the BEC's office for review, if anyone wants to see
7 that.
8 The types of activity that are included --
9 you recall the grid sampling at Site 7, and soil
10 sampling at various other locations. The work
11 began on January 21st, and was completed on
12 February 10th. An interim data summary has been
13 prepared to summarize the analytical results. What
14 you will get from Bob is a summary of the results
15 and what they will mean to us.
16 I'll talk a little bit about what these
17 results tell us in a general sense. In looking at
18 the results, we see that there are three general
19 results. Either we found that there is no new or
20 additional contamination at a site, so we didn't
21 make any adjustments to the remedial action
22 workplan, it was fine the way it was submitted
23 originally. Or, there was new or additional
24 contamination, so we've adjusted the excavation
25 areas or added hot-spot excavation, accordingly, in

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1 the remedial action workplan.

2 Thirdly, additional contamination was
3 identified, and additional data are being collected
4 and evaluated so we can determine the appropriate
5 extent of the excavation and include that in the
6 remedial action workplan.

7 That sort of summarizes where we are. If
8 anybody has any questions I can answer them, or Bob
9 can come up and talk about the specifics on any
10 site.

11 MR. BOGGS: Basically, when we did
12 the sampling out in Crissy Field, we looked at nine
13 areas out there. So I'm not going to go
14 area-by-area right now. I'll just give you a
15 summary of what we did, what we were looking for,
16 what the results are, and how that will affect the
17 remediation here at Crissy Field.

18 First area we looked at is the Building
19 640/643 area. At the time it was thought that
20 there weren't quite enough sample analysis done in
21 the courtyard, in front of the buildings where all
22 the activity would be, so we went and took more
23 samples out in that area. We analyzed the samples
24 for cadmium, lead, silver and zinc. All these
25 samples were below the cleanup levels that have

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1 there weren't enough samples taken along the firing
2 line. Actually, the backstop where the bullets
3 hit, was very, very well characterized. There was
4 no concern there. So along the firing line we took
5 three samples, analyzed them for copper, lead and
6 zinc. One of these samples did exceed our cleanup
7 level for zinc.

8 What we've shown here is -- the blue dots are
9 samples. And what we've done is this sample here
10 came up high for zinc, that's 1000 parts per
11 million. It's not shown on here, but in this area
12 we're already proposing to excavate as part of the
13 remediation workplan. So because we have this hot
14 spot, we're expanding this area to include this as
15 part of the removal action for Crissy Field.

16 Building 954, this down here. Building 950
17 we're currently doing work. These additional zinc
18 samples, we kind of stepped out to see how far we
19 really might have to dig as part of initial
20 excavation. These samples were analyzed for
21 cadmium, copper, lead and zinc. Four of these
22 exceeded cleanup levels, so we're going to expand
23 the excavation area so it includes those samples.

24 Again, the sample locations are in blue, and
25 what's in green here is our proposed additional

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1 been agreed to. So, basically, there is nothing
2 being proposed for this. We are currently doing
3 work in that area. This new analysis just confirms
4 what we originally planned in the workplan.

5 The four blue dots up here, those are spots
6 and locations where the samples were taken. This
7 area down here, that's where we're excavating for
8 the workplan, and that hasn't changed. That one is
9 pretty straightforward.

10 The Buildings 901/919 area, those were
11 formally some barracks that were taken down by the
12 Park Service. They were at the northwest end of
13 Crissy Field. There were 19 samples collected and
14 analyzed for lead. All the levels of lead were
15 below the cleanup levels, quite a bit below, so
16 we're not proposing any change to the workplan.

17 And this slide, I didn't think you'd be able
18 to see these down here. These are actually the
19 results. Down here you can see the cleanup levels
20 is 477, that's base on ecological cleanup. Here we
21 have 120, and the highest we had was 140, so
22 everything is very clean there. And again the blue
23 dots show the sample locations.

24 The Firing Range 924. The firing range is
25 behind 924. There was some concerns raised that

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1 excavation.

2 Crissy Field Rifle Institute. There was two
3 components to the sampling here. There was a
4 request for more characterization in the area of
5 the trap range. We collected four samples there,
6 two on the surface, and two that were two feet
7 down.

8 In addition, there was some work done earlier
9 that showed PAHs and hydrocarbon traces throughout
10 Crissy Field. One of those samples was a composite
11 that was taken from four separate locations on
12 Crissy Field. So rather than go dig up those four
13 locations, we decided to look closer at a couple of
14 those locations to see if they really were of
15 concern. Two of the locations we know were of
16 concern, because we found other contamination in
17 the area. So two of these samples were for part of
18 that composite sample that we didn't think was a
19 concern. All of the samples were analyzed for
20 PCB. The two samples that were collected at two
21 feet of depth were analyzed for lead. Lead samples
22 were below cleanup levels and we had one sample
23 that exceeded our cleanup level for
24 benzo(a)pyrene.

25 Initially, two years ago, a sample was

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1 collected from here, here and two spots way up
2 underneath, well, actually, along the coastline
3 e. We know that this area was hot, and we were
4 ng to clean it up. It was combined with these
5 areas, so we sampled those and came out clean
6 during the sampling.

7 Up here we did have one sample that exceeded
8 our benzo(a)pyrene cleanup level, and we're
9 proposing to do an excavation there. This map
10 shows the whole area of what we're doing out at
11 Crissy Field. This here is what I was telling you
12 about, the four parts. One came from here, and one
13 from here, the other two were down here. So this
14 shows all the original excavation that's been
15 proposed, based on this sampling.

16 Building 923/937 area. Again, this is a
17 request for further characterizing. We're doing a
18 lot of work in this area. This was to provide
19 additional information regarding the courtyards.
20 And there was a small area in the back where we had
21 a hit of PCB and we wanted to confirm whether that
22 was a large area or not, so we did collect a sample
23 for PCBs back there. Of all the samples collected
24 only one exceeded cleanup goals and we're going to
25 propose a hot spot excavation for that area.

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1 living in concentrations of metals on Crissy Field,
2 primarily, concern for the rehabilitation of the
3 wetlands. So what we did was, we created a grid, a
4 100 foot by 100 foot grid that covered the entire
5 footprint of the wetlands. We ended up with 85
6 grid squares. In each grid square, we put two
7 borings down six feet, collected three samples from
8 each of those borings and composed it into one
9 sample. So this way we could characterize the
10 whole grid square, as to whether it exceeds the
11 hazardous waste limits or not.

12 We had 12 grid squares that exceeded cleanup
13 goals. So right now, 12 grid squares at 100 feet
14 by 100 feet by six feet deep is a large amount of
15 soil. So what we're doing now is, we're going back
16 to further defined that area. Is it big, or is it
17 small? Because all we have now is one sample to
18 characterize the whole area. So right now we are
19 in the process of actually determining what our
20 area needs to be.

21 This shows the general location of the grid
22 res that did exceed the STLCL limits. They
23 primarily exceeded for lead. There was some minor
24 exceedences of copper cleanup levels, zinc cleanup
25 levels, but for soluble components it exceeded

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1 This map shows the location of these
2 samples. This is a sample that was analyzed for
3 PCBs. There was an old transformer in this area,
4 and we are currently proposing cleanup for PCBs in
5 this area. Based on this analysis, we found out
6 that it's a relatively small area.

7 You should note that this sample here, ties
8 in with one of the earlier slides that we had from
9 the Building 924 firing range. It was a collocated
10 sample, and this is going to be cleaned up as part
11 of that firing range.

12 Also, somebody had noted that there was a
13 couple of stained areas in that area, so we went
14 back and collected samples of those stained areas,
15 because we don't know what could have been there.
16 We analyzed the samples for almost everything you
17 could think of, metal solvents, PCBs, volatile
18 organic compounds, gasoline. Nothing was detected
19 above cleanup levels in any of these samples.

20 This shows the two sample locations. This
21 one is within the area of Building 924. The
22 photograph was from prior to the building being
23 constructed.

24 Fill Site 7. This sampling was originally
25 done to determine if there were hazardous wastes

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1 hazardous waste limits that were limited to lead.

2 These are the grid squares. We're in the
3 process now of actually analyzing individual
4 borings within these grid squares and stepping out
5 to adjacent grid squares to try and get a better
6 description of where the actual contamination is.

7 One last thing that happened. As part of
8 this, we weren't scheduled to analyze for
9 hydrocarbons at Fill Site 7. But during our
10 sampling program, we noticed some odors. We
11 alerted the Army. The Army said sample it for
12 hydrocarbons. We also analyzed for potential
13 solvents or COCs, anything that might give it that
14 type of odor.

15 Based on the results, two of these samples
16 exceeded cleanup goals for motor oil. There were
17 minor components of other constituents, but motor
18 oil was the only thing that exceeded levels.

19 So what we're proposing, basically, in these
20 two areas, is to excavate. And we're also
21 proposing that we're going to do some additional
22 sampling when we do that excavation to better
23 characterize if there was additional contamination
24 in that area. Any questions?

25 BOARDMEMBER GEMMILL: How long is the

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1 cleanup going to take? When will it be finished?
2 BOARDMEMBER HANDEL: It should be
3 finished August 1st.

4 BOARDMEMBER LOLLI: Your presentation
5 was excellent.

6 MR. BOGGS: Thank you.

7 BOARDMEMBER BERMAN: There are other
8 heavy metals that one might consider. Was there
9 some reason that some of those weren't looked at,
10 based on previous sampling?

11 MR. BOGGS: The consultant for GGNPA,
12 who's constructing the wetland, there was a bunch
13 of data collected during the RI, and during the RI
14 they did look at the metals. The GGNPA's
15 consultant, after looking at all that data, said,
16 well, these are the six metals that we're most
17 concerned with. So we went and analyzed them.

18 BOARDMEMBER ROSENBAUM: The second
19 site you put up, was with lead samples that were
20 under the cleanup level. You mentioned a couple in
21 the 100s, like, 128, 140, 130. Did you run STLCs
22 on those, because they were over 50?

23 MR. BOGGS: No, we did not run STLCs
24 on those.

25 BOARDMEMBER ROSENBAUM: Okay. How
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1 it's analyzed, has 5500 parts per million chromium,
2 way, way above the eco based cleanup level for the
3 birds. So what we actually clean up to in the
4 serpentinite is 5500, because you can't dig up the
5 whole Presidio; that's naturally occurring.
6 However if we're out in the beach dune sand, where
7 we're way far away from any serpentinite, we have
8 to clean up to 264. So there's going to be certain
9 areas that are driven by eco base, human health
10 base, or background.

11 MR. MIDDLETON: How do you determine
12 how far out from the samples that you'll be
13 excavating?

14 MR. BOGGS: This is proposed for
15 additional excavation. It's not something that's
16 cast in stone. What we are doing is, when we go
17 and take that initial excavation, we will then
18 sample what's been agreed upon. One sample in each
19 of the four cardinal directions, and one sample
20 within the base footprint of what's been
21 excavated. Now that's the minimum for small
22 areas. If we get into anything of a larger area,
23 we actually have a grid set up that may be 50-by-50
24 across the bottom every place and so many feet
25 around the perimeter of the excavation.

1 come?

2 MR. BOGGS: It wasn't planned on, it
3 wasn't part of the negotiated sampling plan.

4 BOARDMEMBER ROSENBAUM: Then, on this
5 deal with the grids, the 12 grids, there was one, I
6 think, 079, that seemed to be surrounded. Are you
7 going to re-test that to make sure it's clean?

8 MR. BOGGS: Yes. We're going to do
9 additional discrete borings, and we're going to
10 begin analyzing those starting tomorrow.

11 BOARDMEMBER ROSENBAUM: Thank you.

12 AUDIENCE MEMBER: I noticed that when
13 samples exceeded something, there was not a
14 consistent level. It seems some exceeded
15 ecological standards, some exceeded your goal
16 standards. So are they being based on different
17 standards?

18 MR. BOGGS: The standards out here at
19 Crissy Field are a little confusing to understand,
20 partially because there's a serpentinite outcrop
21 throughout the Presidio. Serpentinite, as an
22 example. We have a cleanup level, eco based
23 cleanup level for chromium, of 264 parts per
24 million. That's what we say would be safe for
25 birds out at Crissy Field. The serpentinite, when

1 We just proposed a moderate, depending on the
2 area and what we know. For example, at 924 it's
3 actually quite a distance away from where we're
4 excavating, but we're extending that all the way
5 down. It's probably 15, 20 feet in diameter that
6 we'll be excavating with our initial excavation,
7 and then stepping out with our analysis.

8 BOARDMEMBER LAHREN: So you undertook
9 all this further analysis as a result of the
10 regulators being involved, and GGNPA, and what not;
11 is that right?

12 BOARDMEMBER HENDERSON: Yes.

13 BOARDMEMBER LAHREN: For example,
14 when you were going through Crissy Field, and you
15 noticed the odor, did you report those observations
16 to anybody besides the Army?

17 BOARDMEMBER HENDERSON: Their job is
18 to report to us. During that time, based on our
19 knowledge at the site, and knowledge of past sites,
20 we tell them to go ahead and expand and pick up
21 what might be there.

22 BOARDMEMBER LAHREN: So I'm just
23 curious. Say you all decided that you weren't
24 going to do any further investigation, would you
25 have confirmed with the Trust, for example, in

1 making that decision, or would you just make it on
2 your own?

3 BOARDMEMBER HENDERSON: All that
4 information would be in reports like this that come
5 out and say, here's what we're doing at the site.
6 If we had made a bad choice, I'm sure people would
7 have told us about it.

8 The point is, when he's out in the field,
9 it's very difficult to gather together a group of
10 15 or 20 people and talk it out when he's got
11 people waiting there with sample bottles in hand.

12 BOARDMEMBER LAHREN: I just wanted to
13 get a feel for how much communication there was
14 between the different parties in the process.

15 BOARDMEMBER HENDERSON: For the
16 actual work that we're going to be doing out at
17 Crissy Field there will be a lot of coordination,
18 and especially when Golden Gate National Park
19 Service begins their work, we'll have even closer
20 coordination. We'll have a plan in case they're
21 out there digging and hit something that we might
22 have missed, and how to respond, and all the
23 protocols will be set in place.

24 FACILITATOR KERN: All right. Let's
25 take a break for about 10 minutes.

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1 that Ohlone were here at least 10,000 years ago,
2 and probably, much longer, but a lot of evidence is
3 unavailable due to the ice caps melting and a lot
4 of artifacts being inundated by the water.

5 Then we go through the Spanish, the Mexican
6 government and military. Then when Mexico ceded
7 California to the United States -- actually, in
8 that treaty, there's stated that lands in the
9 Presidio and around the Mission were supposed to go
10 to local California Indian communities. Of course,
11 the early legislator of California did not follow
12 that, but it's in that treaty that this is
13 California/Indian. These lands were never ceded to
14 the United States Government, officially, unlike
15 other areas in the country where treaties were
16 signed and honored. Here the treaties were
17 created, but they were never ratified by the
18 Senate, and therefore, the California Indians never
19 gave up this land.

20 In 1972 the Golden Gate National Recreation
21 area was established. At that time the Presidio
22 considered to be included in the park. In
23 1999, the Army announced that it will be closed and
24 be converted to the National Park Service. Right
25 now we're in a transitional period between the

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1 (Break)

2 FACILITATOR KERN: We have scheduled
3 Melissa Nelson from the Cultural Conservancy to
4 speak.

5 MS. NELSON: Good evening. It's
6 really an honor to be here tonight, and I want to
7 thank Leeann Lahren for inviting me to speak about
8 this very important issue.

9 My name is Melissa Nelson and I'm the
10 Executive Director and President of the Cultural
11 Conservancy, a local park partner, Native American
12 nonprofit organization, that works with Native
13 American Communities on environmental issues.

14 We've been here since June of 1996. And part
15 of our mission is really honoring the traditional
16 people whose ancestor's land we are on.

17 In coming to the Presidio, I wanted to learn
18 about the Ohlone community, and work with the
19 Ohlone community, on what their goals are regarding
20 the future of the Presidio.

21 I want to give just a little
22 historical overview of the land that we're on
23 here. Here is a time line that shows the
24 jurisdictional control of the land here that we
25 call the Presidio. There's archeological evidence

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1 National Park Service and the new Presidio Trust
2 that is coming in, a yet undefined entity that we
3 will learn more about.

4 Then in the future 15 years, the Trust has to
5 show whether they can make this place economically
6 sufficient or not. And at that point, we're not
7 sure what's going to happen. If the Trust and the
8 Park Service will continue; if the Presidio will be
9 sold off to the highest bidder, as some people say
10 will probably happen, or, as what I'm very
11 interested in, and I know the Ohlone Tribe are very
12 interested in, is having a say-so here and having
13 jurisdictional control over their ancestral lands.

14 Specifically, I want to talk about Crissy
15 Field, because there are known and documented
16 Ohlone burial sites there, and I was very
17 distraught to find that this was not brought to
18 many people's attention, especially folks like
19 yourself, who are in the position of responsibility
20 for managing and cleaning up the Presidio,
21 specifically, Crissy Field.

22 This is from Leo Barker, who is the GGNRA
23 archeologist. Some prehistorical remains have been
24 documented. And seasonally or permanently occupied
25 prehistorical sites are likely in the Presidio,

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1 because of the expensive freshwater resources and
2 the large estuary lagoons and slues that once
3 extended along the waterfront areas from Fort Mason
4 to Fort Point, specifically, the Crissy Field
5 area.

6 There are two known and documented sites
7 there. In 1912 a California Indian shell mound,
8 sized approximately, 100 feet by 250 feet, was
9 found at Crissy Field in front of the motor pool
10 area. This shell mound, according to Traditional
11 Native American Archeologist, and San Jose State
12 Archeologist, Allen Leventhal, to these folks these
13 shell mounds do not represent simple refuse piles
14 or midden heaps, that a lot of archeologist say
15 they are. They actually represent elaborate
16 ceremonial grave complexes. There have already
17 been burials down there. There's a high, very high
18 likelihood that other burials will be found in
19 Crissy Field, and it is sacred land to native
20 people. Honoring the ancestors is honoring the
21 burials, honoring the dead. And taking care of
22 those sites is of extreme importance. And as a
23 federal agency, as the Army, you have a
24 responsibility to follow certain federal laws,
25 specifically, the Native American Graves Protection

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1 month and a half ago, and he said the sound beams,
2 I can't remember the technique, but he said that it
3 was very difficult because there had been so much
4 landfill, with a lot of concrete structures
5 underground, that the probing devices could not
6 penetrate that deeply. So he felt it was not a
7 very effective device for finding other sites. But
8 there has already been known sites. And again,
9 this shell mound is a very large area that was
10 found. The likelihood, based on other
11 archeological sites throughout the Bay Area, is
12 that there will be other graves found. And this
13 midden is not just where they ate their abalone and
14 threw the shells. It was a specific ceremonial
15 complex to honor their dead.

16 BOARDMEMBER GEMMIL: Well, do you
17 think that when the excavation is being done at
18 Crissy Field that that's when the burial sites will
19 be found?

20 MS. NELSON: Yes. But the point is,
21 and again, Rosemary Cambra can speak about this.
22 Working in the area of repatriation, she has her
23 own Ohlone family consulting group that does
24 archeological work throughout the Bay Area.

25 The point is, you do not want to disturb

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1 and Repatriation Act that came into being in 1990.
2 You have a federal responsibility to follow what's
3 called the Section 106 Process with the National
4 Historic Preservation Act.

5 No one can speak more eloquently about what
6 these burials, and what they represent, than
7 Rosemary Cambra, the chairperson for the Ohlone
8 Tribe. I'm very delighted that she's here tonight,
9 and other representatives of the Muwekma Ohlone
10 Tribe, who are very concerned that excavations are
11 planned, excavations have been going on in this
12 area, and no consultation to the Tribe has been
13 done.

14 This is a basic human rights issue. It's an
15 ethical issue. And you have a federal, legal
16 responsibility to work with the Muwekma Ohlone
17 Tribe to protect the sacred land. Other sites will
18 very likely be found, and the Tribe has to be
19 involved, starting now.

20 BOARDMEMBER GEMMIL: I talked to Leo
21 Barker about this a couple of years ago, and he was
22 just getting ready to do some sort of sound beams,
23 looking for graves within Crissy Field. Do you
24 know what he found from those studies he did?

25 MS. NELSON: I talked to him about a

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1 those burials. They are sacred, they are the
2 ancestors. Just like this grave site up here,
3 imagine if there were no markers up there, it was
4 just a field, and somebody came in and said, let's
5 make a recreational playground here, let's have
6 people roller skating and picnicking, and running
7 their dogs. And there's nothing wrong with those
8 activities, specifically, but there is something
9 wrong with it when you see that it's on Ohlone
10 sacred lands. And that's an issue that I'd like to
11 bring to your attention and open up for questions
12 for Rosemary, and other members of the Tribe.

13 MS. CAMBRA: I would like to say
14 something. I had a brief conversation with
15 Mr. Handel a couple of weeks ago when I was
16 introduced to both he and David, and I recall you
17 saying that Army Corps and NPS were in compliance
18 with the mitigation process at Crissy Field. I
19 don't want to put words in your mouth, but do you
20 want to educate these people?

21 BOARDMEMBER HANDEL: That's correct.
22 We met on several occasions since our initial
23 discussion, probably, three or four weeks ago. The
24 Park Service, who has jurisdiction for
25 implementation of Section 106, assures me and my

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1 client, the U.S. Army, that they are following and
2 meeting the requirements of Section 106.

3 MS. CAMBRA: Which I'm sure you
4 see, as far as mitigation conditions between all
5 joint agencies, as to how to proceed in case you do
6 get human remains out there, or Indian grave sites,
7 you do have a plan.

8 MR. SCALARA: I'm Paul Scalara, and
9 I'm an historian with the National Park Service.
10 I've worked here at the Golden Gate National
11 Recreation Area for three years, and I'm actually
12 one of the people that's responsible for the Park
13 Service's cultural resource preservation log, and
14 NAGPRA falls under that, so I should probably
15 insert myself into the conversation.

16 NAGPRA is the Native American Graves
17 Protection Repatriation Act. It's a law that was
18 established in 1990, and it's more or less a
19 property law. And it recognizes the fact that
20 certain artifacts and human remains, when found on
21 Tribal land, as well as federal land, are the
22 property of the Indian tribe of whose ancestors
23 those happen to be.

24 FACILITATOR KERN: Can you speak as
25 to what process you've been going through at Crissy
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1 or Section 106.

2 I'll also say that it's unfortunate in that
3 the Park Service and Muwekma, despite several
4 years, going back to at least 1992, have not been
5 together and established a relationship. But we
6 have new personnel, me and Leo Barker, and we are
7 very intent on establishing a working relationship
8 with the Muwekma.

9 MS. CAMBRA: Let me also say, Paul,
10 that since 1988, I believe, we got involved when
11 the politicians were looking at the base closure
12 alignment legislation, we were called in by
13 Congressman Leon Panetta, and a few of the
14 politicians give input.

15 What I want to say here, as a tribal leader,
16 that dealing with mitigation, dealing with
17 politics, has been very racist for my people.
18 History has been: Let's kill them, let's remove
19 the young children and the elderly people away from
20 their holy lands, and let's massacre them.

21 History -- I don't need to, like Paul,
22 there's a lot of history buffs. You can testify
23 that there's a lot of genocide that took place here
24 in California. It been difficult for my tribe and
25 tribes in California to be part of mitigation, only

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1 Field?

2 MR. SCALARA: In terms of the cleanup
3 activities, what we've determined is that,
4 essentially, as Melissa discussed, there are two
5 documented sites. One a shell mound, in which
6 human remains are documented to have been in, and
7 that was encountered in 1912. In 1974, the Army,
8 in the same general area, encountered a human
9 burial, which was determined to be a Native
10 American human burial.

11 The activities that the Army is carrying out
12 in terms of cleanup, our determination has been
13 that they're outside of this particular area. So
14 we're aware of the fact that -- we would not be so
15 foolish as to suggest that there isn't the
16 potential to encounter these kinds of sites
17 elsewhere, other than Crissy Field, but that
18 particular area isn't within the other project
19 area.

20 Essentially, we have protocols in place for
21 monitoring certain areas where we believe there is
22 higher potential. And in the event of an
23 inadvertent discovery, we would stop work
24 immediately and we would comply with whatever
25 statue we would have to comply with, either NAGPRA
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1 because our history falls on deaf ears. And
2 there's a lot of mockery behind our backs.

3 Well, as this boardmember here so eloquently
4 said, with law, you negotiate. Just because law is
5 written, doesn't mean that it was written in stone
6 where man has to follow. The law is to be
7 negotiated.

8 In 1992, I tried to negotiate NAGPRA law with
9 National Park Services and the Presidio Trust.
10 They were not interested in Indian rights and they
11 weren't interested Indian history. They weren't
12 interested in wanting to develop a partnership with
13 my tribe. They were interested in controlling
14 their power on the Presidio.

15 So I feel that to defend the right of my
16 tribe, in good faith, we came as elderly states
17 people, and basically, put our very honest truthful
18 arguments together, and advised the National Park
19 Service to work with us, and all they did was close
20 the doors. We can't be bothered with you people.
21 And I have documentation here before me that proves
22 all the correspondence that went out of our tribal
23 office to NPS. It went to Senator Noy, it went to
24 George Miller, it went to Congresswoman Pelosi,
25 Boxer, Senator Feinstein. They were all aware of

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1 how we were being treated here, but they didn't
2 want to acknowledge it either, because this whole
3 issue of property with Indian tribes is very
4 sensitive, very sensitive.

5 There's a native woman here who spoke earlier
6 and said, we've never seen our Indian lands. This
7 land that we sit on, we never traded it with the
8 federal government, it was stolen from our Indian
9 people. What we're saying now is, we want to be a
10 partner, we want to be a complement to Asian
11 society, to the American, white society. We don't
12 want a war. We want to be able to provide a
13 partnership, an equitable partnership with all
14 people that are going to complement the Presidio.

15 Now if that means that certain parts of the
16 Presidio land go back into Trust for our tribe,
17 then that's what it means. One has to accept it.
18 If the federal law says that our tribe can go ahead
19 and petition the Presidio and ask for certain
20 rights, it's up to our legislators to develop
21 legislation on behalf of our tribe. We have no
22 problem agreeing.

23 What we want to see on the Presidio, only if
24 you want to listen and understand, we have a
25 history here. My very first grandfather comes from

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1 involve us.

2 This is no joke. The reality is you need to
3 deal with the tribe. You need to develop a
4 partnership with the tribe. And this community
5 here has the power to advise the Army and the
6 National Park Service as to what should you do.
7 You do what is right. What is principally right.

8 If these were your ancestors, and we're
9 talking about Ireland, England, or we're talking
10 about Asia, how would you treat your own dead
11 people? Would you allow the National Park
12 Service's anthropologists to tell you how to treat
13 your grandmother's grave? I don't think so. Or
14 would you allow a Christian priest to come forward
15 and say, "Well, let me bless the land, and go ahead
16 and build your school." I don't think so. I think
17 you would actually stand up and raise your arms and
18 say, "How dare you desecrate our ancestral remains
19 or land."

20 Well, we're living in a time now where this
21 is constantly being threatened for all societies,
22 and we want to be able to preserve one more second
23 of life for the next generation. One of the ways
24 of doing it is preserving our ancestral remains and
25 being part of their caretaking. I don't believe,

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1 the Presidio, and that's not made up non-native
2 history, it's a fact. We have this mission birth
3 record, seeing what village he comes from right
4 here on the Presidio. I have the evidence. My
5 tribe did not migrate from Asia. He was born
6 here. I have the evidence. I'm willing to share
7 that evidence with you bureaucrats that need to be
8 convinced, "Why does the tribe want to be part of
9 the Presidio"? Well, the dead people that are on
10 the Presidio have given us life, and we want to be
11 able to respect them, to protect them, and to give
12 them back the respect that they did not have when
13 they were buried by the non-natives.

14 There are a lot of massacre sites here at the
15 Presidio. You don't know that, we do. We have the
16 history of the genocide of our people.

17 When scholars speak about shell mounds along
18 the Crissy Field, they're there. Just bring in
19 your bulldozers, Army Corps, do your mitigation,
20 and you will see and you will hear the crying of
21 our ancestral people. They come up from the
22 ground. But I'm not going to sit here and mitigate
23 and argue with you, or, should we be part of the
24 mitigation plan, or should we not? Our ancestors
25 are going to come out and tell you that you need to

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1 and I don't trust, that non-natives have the right
2 and have in good conscience the spiritual
3 understanding of Indian people, I just don't
4 believe it. And I say it, because I've seen many
5 times the environmental firms will trash our
6 cemeteries. Even agencies will call us after the
7 fact and say, oops, we went over the grave site,
8 and we forgot to tell you, but we knew we were
9 going to do the work, but we forgot to tell you
10 that we were going to be running over your grave
11 site.

12 I have expressed my concern with the Army
13 Corps of Engineers a few weeks ago. Don't call me
14 after you've discovered the burial grounds at
15 Crissy Field. Don't do that. That's an insult to
16 our religious right. Don't do that.

17 Let's sit down like adults in this country,
18 and let's negotiate an agreement, a mitigation
19 agreement, that affords the tribe its religious
20 rights, and affords them cultural patrimony. Do
21 that. That is your responsibility. And that is
22 the responsibility of National Park Service. You
23 need to understand that you need to respect us at
24 the highest level of bureaucracy. You need to
25 respect us. And what I'm asking you is no

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1 different than what your grandfathers would ask.
2 Please, deal with us. It's the highest principle
3 respect to do so.

4 Now I have been dealing with NAGPRA, the
5 federal law, since President Bush signed the law.
6 It was Stanford University that basically forced
7 members of Congress to finally recognize the Indian
8 and tribal communities, regardless of their status
9 and freedom of religion, and the right to express
10 their desires to treat their own ancestral
11 remains.

12 Now if the Army Corps of Engineers wants to
13 do what is correct, it will follow the footsteps of
14 Stanford University, and it will follow the intent
15 of federal law. I don't have to negotiate my
16 religious rights with the Army Corps and the
17 National Park Service. You should automatically do
18 what is correct, and that is honor the rights of my
19 people who are the first people of this land.
20 Thank you.

21 FACILITATOR KERN: Rosemary, would
22 you be willing to come to some of our community
23 member committee meetings and continue to educate
24 us?

25 MS. CAMBRA: Absolutely, absolutely.
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1 surprised when I introduced it to Dave Wilkins and
2 Bruce at our meeting. They had not seen this
3 report that Leo Barker presented to me, signing the
4 different Native American archeological cultural
5 resource sites around the Presidio, specifically,
6 at Crissy Field. So we would like to make that
7 more available to more people, so you can be
8 informed about what is there.

9 MS. CAMBRA: And there is another
10 report that is very critical that was done in
11 October 1993, by Larry VanHorn, who is one of the
12 principal cultural anthropologists for the National
13 Park Service. He's from Denver, and he came out
14 here and he did an assessment on the issues of
15 repatriation, and also seeking out who were the
16 interested Indian parties. And this is a very
17 valuable piece of information, because, we, as
18 taxpayers, paid quite a bit of money to bring this
19 man in from Colorado, to come out and interview my
20 tribe and other members who are concerned about the
21 Presidio.

22 Again, this is a 1993 report. So it's not
23 the National Park Service hasn't had any
24 experts from their own department to come out and
25 visit with us and consult with us, ask us what our

1 I followed my mother's footsteps many years ago,
2 and she was my mentor in trying to teach
3 non-natives about herself. "We were here, we never
4 left our land. So please, respect our village's
5 rights." Those were her words.

6 BOARDMEMBER WRIGHT: Are there any
7 current maps available of any sites that you do
8 know of, and have you ever taken people down there
9 to take a look at these sites?

10 MS. CAMBRA: I have never spoken to
11 the anthropologists that worked either for the
12 National Park Service or for the Army Corps of
13 Engineers, but I'm sure that if we wanted to ask
14 Sonoma State Clearing House to do an inquiry, they
15 would provide that information.

16 I was promised by David some time ago that I
17 would be getting all of these consulting reports
18 that were on file with Army Corps that involved
19 archeology, and I still haven't gotten any
20 statement. Maybe that's the kind of information
21 this committee should have. What is the
22 archeological history? What are the experts saying
23 about Crissy Field and the Presidio as a whole?

24 MS. NELSON: I have an information
25 packet, if anyone would like to see it. I was

1 position is on cultural resources. I mean, we have
2 a 30-page report here. And you, as committee
3 members here, deserve all of the facts, any type of
4 cultural reports. You need to have that so that
5 you understand, why is Ms. Cambra taking such a
6 strong position here?

7 Again, there's a lot of painful history. I'm
8 just trying to preserve the rights for the next
9 generation of Indians. And only with your help,
10 your partnership, can you provide that opportunity
11 for the next generation. I am definitely wanting
12 to see that. If the Army Corps is correct, if they
13 are in compliance with 106 in regards to our rights
14 as Indian people and to the Repatriation Law, I
15 want to see that in writing. I want to see how
16 you're in compliance, because I don't want you to
17 go out there and dig and later call me up on the
18 phone, or have your attorney call me up on the
19 phone and say, we found a cemetery out there. I
20 don't want that. I want some sense of
21 understanding what the compliance conditions are
22 going to be for the living people, for the living
23 tribe. And I want to be able to say, yes, no, I
24 don't agree with you. Because it's our religious
25 rights that are at stake here. I would welcome

1 anybody's input,

2 MR. SCALARA: I am also willing to
3 share the information that we have and the cultural
4 source plan for the park. We also want to
5 participate, because this is an opportunity to
6 start working with Rosemary and the tribe. So I
7 just want to indicate that we also are happy and
8 feel responsible to present all of the information
9 that we have, and to participate in whatever
10 happens in this forum.

11 BOARDMEMBER WILKINS: Rosemary, I
12 have prepared a response to you in writing. That
13 should be coming out here in the next day or so.
14 And in that response, I'm basically stating that we
15 are in compliance with Section 106 and NAGPRA and
16 all the other applicable cultural resources
17 management laws, because that is what the Park
18 Service has told the Army, that we are in
19 compliance. And based on what you are telling me
20 tonight, and from what I understand in our previous
21 meeting, there's a disagreement between what you
22 believe, or how you believe the law applies, and
23 how the Park Service believes the law applies. And
24 here at the Presidio, the Army Corps of Engineers
25 and the Army follow the jurisdiction and the

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1 interpretation or understanding of the law, and
2 whether or not the Army is meeting all of those
3 requirements. So I think it's good that he's here,
4 and there's an effort being made to try to resolve
5 some of these issues.

6 If you are, in fact, in disagreement with
7 what we're doing, because you don't believe that
8 the law is being interpreted correctly, or being
9 applied correctly, then I think discussions with
10 the Park Service needs to happen sooner or later.
11 Because, if, in fact, we should be following some
12 jurisdictional authority from the Ohlone Tribe and
13 not the Park Service, we need to know that, because
14 as it stands right now, we basically follow the
15 guidelines of the Park Service, and if that's
16 wrong, we need to get that cleared up.

17 MS. CAMBRA: Well, in this packet
18 Brian O'Neal sends me what their policies and
19 guidelines are going to be for cultural resources.
20 In the packet there's a draft memorandum of
21 understanding. He doesn't have that with our
22 tribe. And in order to be in compliance with 106,
23 he would have to have an MOA. We don't have one.
24 But I have this here, and he gave it to me in
25 1993. And to this day, this draft has never been

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1 authority of the Park Service, that's what they
2 told us in a meeting.

3 They have reviewed the various mitigation
4 protocols and all the things that we do when we're
5 out here doing our cleanup on the Presidio. And
6 they told us that the procedures that we're
7 following are in compliance with all the applicable
8 laws that they have the jurisdiction to manage.
9 And basically, that's what our letter is going to
10 say to you. And in that letter we're also going to
11 include that list of protocols that describes that
12 process.

13 Now it sounds to me, though, that there is a
14 significant disagreement between what you believe,
15 because you are saying that the Ohlone Tribe has
16 the jurisdiction that the Park Service claims to
17 have, and that's one big difference that I'm
18 hearing. And you believe that some of these
19 particular laws are applied here, and the Park
20 Service is saying that some of these laws are not
21 applied here, as it relates to what we're doing,
22 and I can't answer to that, because I'm not an
23 expert in these laws. We rely on the Park Service
24 to be the expert of those laws. In fact, Paul was
25 one of the persons there speaking about his

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1 signed by my tribe, and we have not agreed to
2 comply with anything on 106.

3 Now I called the Historical Preservation
4 officer back in Colorado, and I'm supposed to hear
5 from them. I want them to explain to me the 106
6 process as it pertains to the Presidio. And I know
7 what they're going to say. You guys have one of
8 these agreements. Now Brian O'Neal sent this to me
9 in 1993, and sat on it, and didn't move on it. If
10 he's going under the assumption that we're
11 operating under this draft agreement, we've never
12 signed it.

13 I'm just saying, that, Paul, you've seen
14 this, I'm sure you have. Has NPS signed this
15 agreement with another tribe?

16 MR. SCALARA: Just so everybody is
17 clear. During the planning process for the
18 conversion of the Presidio from the Army to the
19 Park Service, there was an effort to work with
20 Rosemary's tribe and other native people. And one
21 of the results of that was that a Memorandum of
22 Understanding was developed right there and sent
23 out.

24 The purpose of a document like that is to
25 enter into a partnership with the tribe for

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1 stewarding the prehistoric heritage, essentially,
2 of an area. And it was that Memorandum of
3 Understanding that was sent to my people, and this
4 before I got here. But the way I understand
5 it, was that there was no responses back to the
6 Park Service and the Park Service also didn't
7 follow up on the fact that there wasn't responses,
8 so it languished and nothing has come of it.

9 FACILITATOR KERN: I think at this

10 point, with respect to all the parties for all the
11 various things that need to be worked out, we need
12 ongoing discussions, parties need to get together,
13 and we actually need to get on to a few more items
14 this evening. I'd like to express my appreciation
15 to all the parties for being here and discussing
16 this and making us aware of these issues.

17 MS. NELSON: Thank you. I'd like to

18 make a concluding statement. There's a lot of
19 unresolved issues here, and until they are
20 resolved, no land should be disturbed in the Crissy
21 Field area, because the likelihood of finding
22 something else is very great. I know that everyone
23 is on a fast track, there's funding, and there's
24 all of this. But as Rosemary so eloquently stated,
25 there's an ethical human rights issues here and a

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1 particularly, in so far as remediation deals with
2 reuse. And this sounds like it is a very, very
3 clear reuse nexus here. So I feel that it was
4 appropriate to come here and appropriate that they
5 come here again, and continue to update us in terms
6 of how their discussions with the Park Service and
7 the military affect the reuse of this site so we
8 can be appraised on how we're giving advice. So I
9 think it was a proper thing for them to do, and I
10 would like to thank them for being here.

11 BOARDMEMBER WILKINS: And I also

12 agree that this was a proper forum for that,
13 because if, in fact, it is determined that the
14 interpretation of the law has not been correct, and
15 we haven't appropriately recognized the original
16 stakeholder here at the Presidio, then it's not
17 only going to affect the cleanup, but it is going
18 to affect the reuse. And we all need to make sure
19 that is crystal clear, although, we're kind of
20 doing this out of sequence, that interpretation of
21 the law and application of it, adheres to it, is
22 as clear as we go through the process.

23 FACILITATOR KERN: I guess I'll try

24 to get the last word on the subject, that Saul and
25 David actually agreed on something, so that's an

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1 legal issue, and this discussion needs to continue
2 before more disturbance to the land takes place,
3 and that is my sincere request to all of you.
4 Thank you for your work.

5 BOARDMEMBER O'HARA: Is this the

6 proper forum for this?

7 BOARDMEMBER YOUNG: I would like to

8 suggest something to the tribe. Perhaps, you can
9 create an information clearing house in the form of
10 a website so that those who are interested can
11 actually look at it and use this for -- in other
12 words, there is a question about proper forum, and
13 maybe that be would more appropriate for
14 distribution of the information, and the committee
15 or subcommittee meetings would be the proper
16 forum. I'm interested in it. I don't think it is
17 right to monopolize the time here, but I want the
18 information. If I were to go around to all the
19 agencies it would probably take quite a bit of
20 effort, so that's just a suggestion.

21 MS. NELSON: There is a website, and

22 you can talk to me, and I will give you that
23 information.

24 BOARDMEMBER BLOOM: The

25 responsibility of RABs is to deal with remediation,

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1 historical moment.

2 If you'll allow me, Item 5.B., and we'll try
3 to move along.

4 MS. MAKHLOUF: As you are probably

5 all aware, the Regional Board conducted a
6 freshwater bioassay study under their direction.
7 We've been using the results of the study to
8 develop what we call, point of compliance
9 concentrations for the freshwater stream that's
10 proposed for the eastern portion of the Presidio
11 from El Polin Spring discharging into the planned
12 wetlands of Crissy Field. And what I'm going to do
13 is just give a status update on the study itself.

14 In September, the Regional Board began a
15 study. They subcontracted the work to two
16 organizations, MEC of Tiburon, California, and
17 CAL/TEC to perform the analytical work. The
18 primary objective of the study was to develop water
19 columns, point of compliance concentrations, or
20 POCCs for gasoline. These apply at the point of
21 exposure in the stream.

22 In November, MEC published the results of the
23 bioassay study and the Army has provided the
24 report, as well as the analytical data, to the
25 National Park Service, as well as to Doug Kern and

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1 Mark Youngkin, have also had an opportunity to look
2 at the raw data.

3 Just a little bit of information on the
4 study. I don't want to go into too many technical
5 details. The study considered three aquatic
6 species. The fathead minnow, the water flea, and
7 green algae. These species are representative of
8 the cross-section of aquatic life that you would
9 typically find in the stream, and that's why they
10 were selected.

11 The procedures of protocol used in the study
12 are standard EPA procedures.

13 Results of the bioassay study showed that the
14 water flea was the driver, so the POCC for gasoline
15 is going to be developed based on exposure of the
16 water flea to gasoline in the water column. And
17 just a general note, these study results are
18 consistent with study results from other studies
19 cited in the literature.

20 In March, 1998, we published a draft
21 memorandum, and this presented our approach
22 developing POCCs for the water column for gasoline,
23 and also for BTEX at the point of exposure. On
24 March 24th, we had a conference call, and this was
25 an opportunity for us all to chat a little bit with

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1 This is what we plan to do here in the
2 future. We will be revising the draft technical
3 memorandum, and it should be out by the end of this
4 month. We'll be specifically revising the POCCs
5 for BTEX based on the discussion we had during the
6 conference call, and also publishing the sediment
7 POCCs for BTEX, which were not included in the
8 original memorandum.

9 Finally, in the last step of the process, we
10 are looking at developing an approach for
11 application of the POCCs in the freshwater and
12 saltwater protection zone. I think most of you are
13 aware that there was an earlier study done by IT to
14 develop similar values for the proposed wetlands,
15 so we're going to be looking a little bit more
16 closely at how we're going to apply these and how
17 they work in terms of strategy for cleanup in these
18 areas. Do you have any questions?

19 FACILITATOR KERN: One of your first
20 slides said that the point of compliance would be
21 at the stream.

22 MS. MAKHLOUF: I shouldn't have said
23 that the point of compliance is at the stream. The
24 criteria that were developed, these were based on
25 actual studies in which we look at what

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1 Lynn Sewer on the procedures that were followed in
2 the bioassay, and for everyone to have a comfort
3 level with the study that was conducted. The
4 primary reason for this, there had not been a
5 formal workplan published and presented for
6 everyone to review, and I think this caused some
7 concern. We wanted everyone to feel comfortable
8 with what had been directed by the Regional Board.

9 Where we are in the process. The water
10 column, POCCs for gasoline is going to be,
11 approximately, 477 micrograms per liter. The
12 reason I say, "approximately," is because diesel
13 was detected, or a low level of diesel was detected
14 in the same sample that was used.

15 The water column study was actually done,
16 groundwater was collected from the 231 site, so it
17 is site-specific. And this value comes directly
18 from the results of the bioassay study itself.

19 The POCCs for the BTEX constituents are going
20 to be based on literature values. They are
21 currently under revision based on the discussion we
22 had during the conference call. The sediment POCCs
23 for both gasoline and BTEX would be based on the
24 water column POCCs, and we're in the process of
25 developing those as we speak.

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1 concentrations, what organisms can be exposed to,
2 and if there would be some kind of impact or
3 threat. So these numbers represent, really, point
4 of exposure concentrations is probably a more
5 accurate description, rather than compliance.
6 Point of compliance is something we need to think
7 about. From a technical standpoint, these values
8 have meaning at the point of exposure, and how you
9 then apply them within an area, within the stream
10 or near the stream is, of course, a question of
11 what the potential risk is associated with
12 constituents that might be at some distance from
13 the stream, the potential of impact and,
14 correspondingly, the wetlands.

15 FACILITATOR KERN: I guess to give
16 people a little bit more background, this
17 particularly applies back to one of the sites that
18 we talked about at the beginning of the meeting,
19 Building 207/231, the gas station that is right in
20 the stream corridor, that goes right into the
21 wetlands. So these bioassays are being used to
22 help set the cleanup levels. So then there's the
23 discussion about, well, where do you apply the
24 cleanup level? In the middle of the creek? How
25 far away from the creek? So that's an ongoing

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1 discussion.

2 BOARDMEMBER O'HARA: Where is the
3 gasoline coming from? What quantities of gasoline
4 rain to leach out of the soil? And is there a
5 cumulative affect of this gasoline in the water
6 that will continue to grow? And by that I mean, is
7 it a cumulative affect into the -- I'm assuming
8 it's the wetlands. Will this accumulate in the
9 wetlands?

10 MS. MAKHLOUF: As part of our
11 evaluation of the Building 207/231 CAP, we are
12 looking, specifically, at those issues. And we're
13 performing groundwater monitoring to look at what
14 the potential is for contamination to migrate into
15 the proposed stream, which we don't know exactly
16 what that is going to be. What might happen, given
17 its current alignment as it's presented in the
18 storm water plan, and the Feasibility Study that's
19 been conducted to look at the wetlands and the
20 corridor, those things are being carefully
21 considered in the development of alternatives.
22 Doug mentioned the decision analysis process that
23 we're going through, and those are the things that
24 are being considered in terms of strategy to handle
25 the contamination that's there.

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1 discussion of the TAPP.

2 BOARDMEMBER YOUNGKIN: I just wanted
3 to continue the discussion from last time. How it
4 provides technical assistance to RABs. So I
5 thought that maybe we could continue discussion of
6 what sort of projects we could use this money for.
7 I know we're running out of time tonight. Maybe we
8 could discuss what sort of projects we could use
9 this money for. I just wanted people to think
10 about that.

11 BOARDMEMBER BUCK: This is a program
12 to provide technical assistance to Restoration
13 Advisory Boards for interpreting technical
14 documents that are produced as a result of the
15 environmental investigations. Frequently, the
16 expertise isn't out there for the RABs to fully
17 understand those documents. If it's available
18 through the regulatory agencies or the contractors
19 or the Corps of Engineers, that should be
20 sufficient. But in the absence of those, in
21 certain cases, if that resource is not available to
22 the RAB then they can petition the Army to get some
23 money to hire a contractor to provide this
24 assistance. Basically, it's \$25,000 a year, with a
25 total cap on a project of \$100,000.

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1 There are a number of reports that have been
2 published now. Recently, the 207/231 site
3 investigation report. That provides sites a lot of
4 detail in terms of characterization of what remains
5 in soil in groundwater at both of those sites. At
6 this point, all of the tanks, subsurface features
7 and piping have been removed. And in the case of
8 Building 207, substantial amounts of packed soil
9 has been removed, as well.

10 The plan, sort of keeping in mind what we're
11 doing here in terms of developing cleanup criteria,
12 is that any alternatives that are developed must
13 protect. I use the word, "must" strongly. Must
14 protect the wetlands and the stream. So I think
15 the intent would be to develop an alternative where
16 there would be no impact to the stream and to the
17 wetlands, and that impact is measured based on
18 these criteria.

19 So, in other words, the wetlands, we have
20 developed criteria for what ordinances could have
21 an adverse affect in the wetlands and for the
22 stream, and the idea would be that those would not
23 be exceeded in those locations.

24 BOARDMEMBER O'HARA: Thank you.

25 FACILITATOR KERN: Item 5. Further

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1 I must say, though, I think the RAB at the
2 Presidio is not your typical RAB. There's a lot of
3 expertise, both on board with the individual
4 members, and with the contractors here. I think,
5 as witnessed tonight, the presentation provided by
6 the Water Board, and so forth, the information is
7 out there.

8 So I think, although, it is out there, I
9 don't think you necessarily have to look at it as
10 something that you have to jump onto, and
11 necessarily take advantage of, because it is money
12 that is taken away from some other restoration
13 project. So not to say that there are some
14 justified projects out there, but I just wanted you
15 to think carefully when you do evaluate the needs
16 as to other resources that you could possibly use.

17 FACILITATOR KERN: Let's move on to
18 some of the Status Reports. DEH.

19 BOARDMEMBER HANDEL: We are in the
20 process, currently, of waiting for some time period
21 of posting the trees that were determined to be
22 necessary to come down, so we can remediate the
23 soil. We coordinated with the City of
24 San Francisco, who owns the property that the trees
25 are on. That would be on the very eastern end of

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1 the DEH area. We need to wait 30 days before we
2 can cut those trees down, after which we can
3 continue our soil removal activities.

4 Very recently we conducted some additional
5 sampling in the DEH area to augment some of the
6 data caps that were encountered by samples
7 exceeding the holding time, or some samples that
8 had matrix interference,. So the results were
9 unusable for us, primarily because of the detection
10 limit. So we went out and collected additional
11 samples very recently. It will be two or three
12 weeks before those data are back in terms of a
13 schedule.

14 We're looking at completing the excavation
15 activity in May. We're looking at completing site
16 restoration activities in June, and developing the
17 site restoration closure report for July of 1998.

18 For the Nike Facility, we have a contractor,
19 actually a subcontractor, at IT. They are in the
20 process of developing the workplan, and the
21 workplan is to remove the water and hydraulic fluid
22 floating on the water, as well as any walls in the
23 magazine. They will also be removing some lines
24 and fuel tanks, I should say hydraulic tanks. That
25 process or workplan is about 50 percent completed.

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1 remodeling, redevelopment of the area. They
2 encountered some petroleum contaminated soil. The
3 Army responded to that initial location and started
4 excavating soil at that spot. I think we excavated
5 about 160 yards at that location. At the same
6 time, the Park Service, or the concession's
7 contractor, was doing additional redevelopment in
8 the area and encountered another location. We
9 spent about five days excavating soil there. It
10 was, approximately, 500 yards of soil removed
11 there. There are still remaining soils that are
12 contaminated with petroleum hydrocarbons there
13 beneath a rather small building. I think the
14 intention for the Park Service is to remove that
15 building and when they do that we'll be removing
16 that soil as well as some additional soil in the
17 adjacent parking lot. More than likely, that site
18 will have to undergo an investigation, and then a
19 corrective action plan or decision document will
20 ultimately determine the action to be taken there.

21 BOARDMEMBER MCKLERoy: What's the
22 source, or the suspected source for the
23 hydrocarbons?

24 BOARDMEMBER HANDEL: There were three
25 tanks there at one point. I believe, two below

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1 What we're looking for, or we're looking to
2 have a document out in May of 1998, for agency and
3 public review. And we're hoping to initiate
4 remedial activity in July of 1998.

5 In terms of the Building 680 status, the
6 contractor is patiently waiting obligation of funds
7 to his contract. It's something that has been
8 overdue delayed for a variety of reasons. It's
9 something at the Sacramento District that is,
10 essentially, out of my control. I've been assured
11 that it's the next obligation to occur. So I would
12 anticipate that they would have the money obligated
13 and the contract in less than two weeks. And then
14 we initiate the remaining soil excavation at that
15 site. I think we're looking at, approximately, 50
16 yards of soil that needs to be removed. There will
17 be some confirmation sampling, and then a closure
18 report developed. I would anticipate a June or
19 July closure report, something like that.

20 FACILITATOR KERN: Could you just
21 interject something that we talked about today, the
22 golf course?

23 BOARDMEMBER HANDEL: Probably about
24 two or three weeks ago, the National Park Service
25 concessionaire at the golf course, was doing some

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1 ground and one above ground.

2 BOARDMEMBER YOUNGKIN: In the DEH
3 area there was discussion last month about the
4 removal of the trees, that maybe the cleanup level
5 could be raised, instead of the trees being cut
6 down.

7 BOARDMEMBER HANDEL: Yes. That was
8 discussed at the site with the DTSC, EPA, the Army,
9 the City, and the National Park Service. A
10 decision was made to go ahead and remove the trees
11 and not adjust the cleanup level at that site.

12 BOARDMEMBER YOUNGKIN: Could you give
13 us the rational behind that?

14 BOARDMEMBER FUENTES: First of all,
15 we consulted the City, and they said that it's
16 okay. And also, considering that we need to go
17 through a process of doing an explanation of
18 significant difference if there's going to be a
19 change of cleanup numbers, it needs to be forwarded
20 to the public, and we thought that it's going to
21 take a long time to come up with that to complete
22 that process. The only thing we needed to do was
23 to get clearance from the City, because they own
24 the property, and we got clearance from of the
25 City.

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BOARDMEMBER ULLENSVANG: Bruce, I

think you asked for an update on the Mountain Lake
status. Essentially, there is not much to report
since we last talked about it. Both the National
Resources staff within the Park Service, as well as
the Golden Gate National Park's Association,
continue to be interested in moving forward on the
project of Mountain Lake. And, if you will recall
some months ago, we talked about airport mitigation
funds. There needs to be a contract developed
under which those funds are being spent, and that
has not yet been finalized. So there's people
waiting for those final activities. So at this
point people are interested and anxious to go
ahead. It's going to happen, but at this point, I
don't have a time frame, and I don't have a date
definite. The interest is still there, but there's
no firm schedule that I can report right now.

MR. MIDDLETON: The airport money was
about \$500,000, \$150,000 of which is to be used for
studies, and how to preserve Mountain Lake. The
rest, \$350,000, is to be used for construction
activities, or dredging, or whatever is determined
to be necessary. But it was deemed important by
the airport that not all the money be used for

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REPORTER'S CERTIFICATE

I, Elizabeth Valstad, do hereby certify that
the foregoing is a true and correct statement of
the testimony and proceedings had in the
within-entitled matter and that the same is a full,
true and correct transcription of the shorthand
notes as taken by me in said matter.

Dated: At San Francisco, California this
_____ day of _____, 1998

Elizabeth Valstad

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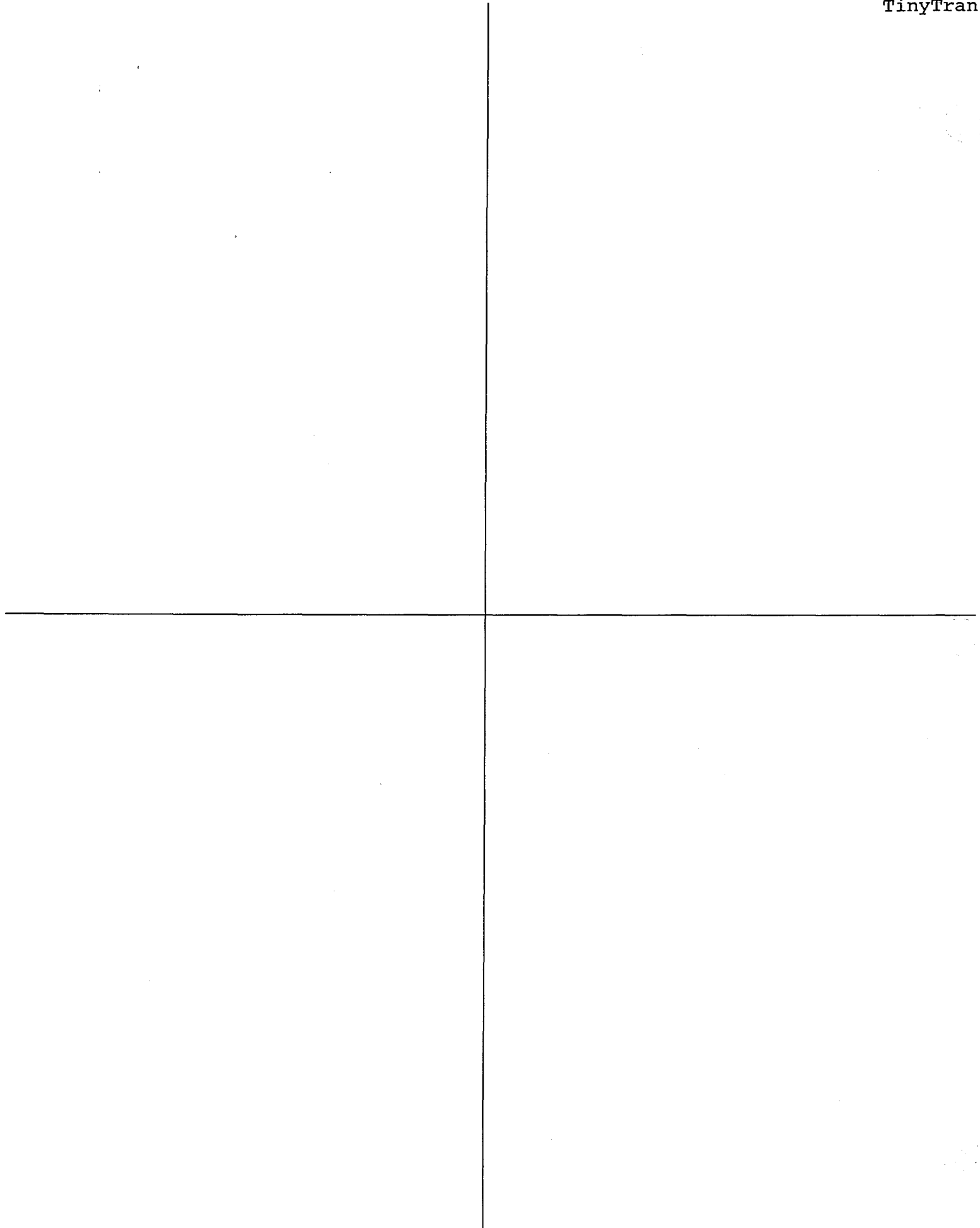
1 studies.

FACILITATOR KERN: Mark.

BOARDMEMBER YOUNKGIN: I think we
covered all the topics but one. There's a large
fiber-optic cable that crosses Crissy Field along
the shoreline that has to be removed prior to
construction and remediation activities. So there
was discussion on how to coordinate and move this
fiber-optic cable with all the activities going on
at Crissy Field.

FACILITATOR KERN: I'd like to get
this meeting to an end. Are there any final
announcements or comments? Any agenda items that
people have in mind? All right. Well, the usual
process, get your agenda items to Mark.
I'd like to thank everyone for their
participation tonight, and look forward to the next
meeting. Thank you. Without objection, meeting
adjourned.

RESTORATION ADVISORY BOARD MEETING



RESTORATION ADVISORY BOARD MEETING

TUESDAY, MAY 12, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

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3

FACILITATOR KERN: Good evening.

This is the Presidio Restoration Advisory Board meeting. Welcome to the boardmembers, Army, contractors, regulators, members of the public, and city officials. Does everyone have an agenda? Any changes, additions to the agenda tonight? All right. Any announcements? We have one announcement. I'd like to introduce Sharon Rycoff, from the Presidio Trust. And Sharon is their environmental specialist.

MS. RYCOFF: Yes. I brought a

handout, and it's in the back of the room. It's a recently signed memorandum of agreement between the Park Service, the Trust, and the Army, to sit down and just get together and talk about some of the remediation issues, and just bring the Trust in now as a new player and move forward. So it's in the back with the handouts for anybody to pick up.

FACILITATOR KERN: Any other

announcements? All right. Old business? Committee reports?

BOARDMEMBER YOUNGKIN: The Main

Installation Committee meeting met on April 28th,

and we had a good meeting and we had a good turn

out. We talked about several topics, including the

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RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

3 SAM BERMAN
4 ROBERTA BLANK
5 JOHN BUCK
6 ED CALLANAN
7 JULIA CHEEVER
8 ARLEEN GEMMIL
9 JOAN GIRARDOT
10 BRUCE HANDEL
11 MOLLY HOOPER
12 JULIAN HULTGREN
13 DOUG KERN
14 JAN MONAGHAN
15 HOWARD NATHIEL
16 LOUIS ROSENBAUM
17 MICHAEL SCHULTZ
18 RAVI SUBRAMANIAN
19 BRIAN ULLENSVANG
20 DAVID WILKINS
21 JOANNE WINSHIP
22 MICHAEL WORK
23 TRACY WRIGHT
24 ANDREW YOUNG
25 MARK YOUNGKIN

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1 Feasibility Study that we've been working on for a few months. We had several new members there so we talked about getting documents to submit to the new members so they could look at those.

We discussed Building 207/231, the ongoing progress there with the modeling of the contamination.

We discussed possible projects for the TAPP grant. And we discussed the -- I guess that's about it.

Our next meeting is May 26th, at the same location from 7:00 to 10:00 p.m. Thank you.

FACILITATOR KERN: Any questions for Mark? We're onto Item 5, Presentations and Discussions. We'll begin with Greg Little, and the Landfill C sampling discussion.

MR. LITTLE: I'm Greg Little and I'm a project manager for Montgomery/Watson on the groundwater monitoring program. I'm here to summarize some of the results of the sampling that we conducted as part of our sampling program, and a little bit of background.

If you recall, the seeps became a concern, particularly, at Landfill E, Fill Site 1 and Landfill 2, last fall during the RI/FS process.

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1 The concern was that it may represent a new
2 exposure pathway, and it had been considered that
3 there could be contaminants leaching from the
4 landfill that hadn't been considered in either of
5 the assessments.

6 As an outcome of that, we added sampling of
7 the seeps to the groundwater monitoring program,
8 rolled it into our ongoing programs with the wells
9 in the area. We wanted to get at least one
10 sampling event from each of the sites, and
11 hopefully, we'll get more data to work with.

12 What I want to go over tonight are several
13 things. Landfill E, many of you may have heard
14 that foam was observed. There was actually a video
15 that we brought, which was playing earlier, before
16 the meeting, and we can play it for you at the
17 break. I want to summarize the results that we've
18 seen at Landfill E, summarize the results that we
19 got at the El Polin Spring area, specifically, the
20 seeps coming from Fill Site 1 and Landfill 2, and
21 discuss some of the hydrocarbons that were detected
22 in the seeps at a couple of the locations there,
23 which we think are from the vegetation in the
24 area. I'll give a little bit more detail why we
25 feel that is the case.

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1 This is a close-up of the site. We have got
2 the ball field to the south, and Landfill E running
3 northeast. There are three locations that we
4 actually sampled downgradient; DAESP01 through
5 DAESP03. DAESP04, after we got some data back, we
6 thought it might be nice to get an upgradient water
7 quality sample so we could compare the water
8 chemistry, upgradient and downgradient.
9 Unfortunately, we haven't had any flow, so we have
10 never gotten a sample from the upgradient towards
11 the landfill.

12 To kind of describe what these points look
13 like, DAESP03 is actually a clay-vitrified pipe
14 that pops out in the face of the landfill, and
15 water actually flows down to there. This is all
16 described and you can see it in the video at the
17 break.

18 DAESP02 is actually near where a big large
19 tree stump actually comes over it and water
20 daylights in this area, and there might be a pipe
21 there, it's really uncertain, but water daylights
22 there and flows down again towards DAESP01.

23 In the past we actually started, if you
24 recall, a corrective plan, CAP, when we were
25 assessing utilities and things that needed to be

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1 Landfill E, if you're not familiar, is
2 located south of the Main Installation, the Main
3 Post, northwest of the El Polin Spring area. There
4 are three locations that we sampled, DAESP01
5 through DAESP03. We got two sampling events.

6 The seeps out at the landfill starting
7 flowing about mid January, and in the case of
8 Landfill E, they stopped flowing early March.

9 The first event we conducted on the 23rd of
10 January. We got samples from all three locations.
11 We were out doing periodic observations to see if
12 they're still flowing. We've been monitoring water
13 levels on a monthly basis. We noticed foam out
14 there at the end of February.

15 We were planning on sampling in March and we
16 moved the sampling event up to kind of assess what
17 may be in the water underneath the foam. And we
18 came back in April again, and we were possibly
19 looking at getting a third event to see if the
20 seeps at Landfill E had stopped. They actually
21 stopped flowing about March 9th. We got a pretty
22 good handle on when they started and when they
23 stopped at Landfill E. They are not flowing, even
24 with the rain today. We ran out there this
25 afternoon, and they are not flowing right now.

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1 considered in design. Since then, we've gotten
2 some new utility coverages which add some
3 information. Some stuff that we weren't aware of
4 in the past are some storm drains that weren't
5 shown in the utility maps that we had. One is this
6 one here. We actually encountered this in a trench
7 as part of the pre-design investigations. This
8 confirms that line is actually there. There's also
9 a storm drain running here, northwest, about the
10 same distance from the locations here, at DAESP03.
11 The possibility that this is actually a storm
12 drain, this is the in-fluid here and the out-fluid
13 there, and it's actually a clay pipe that runs
14 through the site.

15 There's also a storm drain coming off the
16 parking area. That building's number is cut off.
17 That's Building 810. It runs down right to where
18 that blue arrow is; it happens to be a groundwater
19 flow-direction arrow. It may also be where water
20 is daylighting at DAESP02. And this is something
21 that we might play around with in the coming weeks,
22 and I'll talk about that in a minute.

23 To kind of look at the hydrogeology, I want
24 to look at a cross-section through the access of
25 the landfill. This is labeled CC/Prime. This is

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1 right out of the BGMP, Site Specific Groundwater
2 Monitoring Plan.

3 Our interpretation at the site is that the
4 per, at least at the downgradient side, which I
5 show you can't read this -- well, this is DAEGW07
6 and DAEGW08. This well we've known for quite some
7 time is different from the groundwater wells in the
8 area of the landfills. We always felt that this is
9 a perch water zone, which is effective more rapidly
10 from rainfall events. The water, therefore, is
11 different from groundwater, it resides underground
12 for a longer period of time.

13 The elevations in DAEGW08 and other wells in
14 the landfill suggest that groundwater is quite a
15 bit lower, as this is indeed a perch zone. And
16 I'll show you some of the chemistry results that
17 confirm that, or, at least, support that.

18 As I mentioned, we went out -- as part of the
19 groundwater monitoring program, we did a full
20 standard sweep for landfill monitoring, including a
21 variety of inorganic contaminants and organic
22 contaminants. We followed the same QAQC protocols
23 that we do with our standard groundwater
24 monitoring.

25 I want to take a little bit of a divergence
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1 Of note, we do have elevated iron in this
2 sample, both in DAESP03 and DAESP02, which is
3 downgradient, so it could be from the same source.
4 Lower levels of calcium, but nothing that would
5 immediate alarm you as potentially causing the
6 foaming.

7 This next diagram looks a little complex.
8 These are what we use in the groundwater monitoring
9 program. They are called stiff diagrams, and they
10 are used in several reports. It's basically a way
11 to look at water chemistry and compare water
12 chemistry from one location to the other. In the
13 wells we have the data from the last four quarters,
14 from January 1998 at the top, working backward
15 until October 1997, July 1997, April 1997. And
16 then for the seeps we have the second event, which
17 in this case would be February 24th, and then the
18 first event, which is March 23rd.

19 And there's a couple of things I want to
20 point out here. You can see in the wells we have
21 pretty consistent water chemistry. The shapes of
22 these diagrams are pretty similar. If you look at
23 springs, you see a little bit more
24 variability. As we mentioned before, this is the
25 plot for DAEGW07, that shallow well that we believe

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1 here and talk about the foam at Landfill E.
2 DAESP03 is actually the location where we saw the
3 foam, and as I mentioned, we came upon it in a
4 sidewalk survey and we then adjusted our sampling
5 to get a sample of the water.

6 It wasn't there in January. You can see in
7 this photo, this is a clay-vitrified pipe where
8 water comes out and trickles down. It came back on
9 the 24th, and there's, obviously, a large amount of
10 foam there. Once we saw that, we kind of ran
11 around the base to see if we saw it anywhere else.

12 The El Polin Spring area. We inspected all
13 of our sampling locations. We didn't see it up
14 where we were actually doing our sampling. This is
15 the El Polin loop, south at the top. There's a
16 culvert right in here. The view to the south, you
17 can see a little bit of foam here, not nearly as
18 much as we saw at Landfill E, but we did see some.

19 I'm going to summarize the results. We
20 didn't detect any organic contaminants. We
21 detected a variety of inorganic metals. The sample
22 on the far right is actually the foam sample. If
23 you look across all the samples, you'll see there's
24 a little more variability than you see in our
25 groundwater results.

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1 is in a perch zone. And we felt that water
2 chemistry has always been more different from the
3 groundwater, which we attributed to recharge from
4 rainfall. That well was dry shortly after rainy
5 events and water levels rise quickly when it does
6 rain. If you look at the seep data, particularly,
7 at DAEGW second event and DAESP01 the water count
8 should look similar in that perch zone. So it does
9 look like that perch zone does represent the same
10 type of water we're seeing in the seeps.

11 BOARDMEMBER GEMMIL: What's a perch
12 zone?

13 MR. LITTLE: It's not a regional
14 groundwater elevation, there's a clay lens or
15 something that's catching water as it infiltrates
16 in and feeds its migration downward.

17 The inorganic results. I just want to breeze
18 through this. This is just a graphical
19 presentation.

20 The seep data is in the yellow on the right.
21 The first two are DAESP01; the second event is
22 DAESP02; the third event is DAESP03. This bluish
23 color is the January 1998 results from the wells in
24 the area. This burgundy color is the historical
25 maximum regional quality. And the point I want to

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1 get across is that we're getting detections, in
2 this case, nitrate, but it is within the range that
3 we've seen in the wells. So the conclusion is
4 basically we have more data; we have a little bit
5 better handle on what's going on up there, but we
6 don't expect this to significantly change the
7 conclusions of the risk assessment. We're not
8 seeing drastically different water chemistry, even
9 in the event where we had the foam.

10 We plotted some. We didn't have a lot of
11 detection because there wasn't much to plot in a
12 lot of cases. Nickel was identified as a potential
13 contaminate of concern. We got low levels in the
14 seeps, higher levels in a couple of the wells. So
15 again, we don't anticipate the conclusions of the
16 risk assessment to change significantly.

17 This is selenium. We didn't have detections
18 in the wells. That was also identified as a
19 potential contaminate of concern.

20 This is iron. As I pointed out earlier, iron
21 was the one exception we did see higher. During
22 the event where we had the higher flows, the source
23 of that is uncertain.

24 So in conclusion, what I'd like to just point
25 out about Landfill E before I talk about El Polin

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1 Spring area, we do have -- we got some seeps.
2 Right now there's at least more information that
3 suggests that these things are actually storm drain
4 outlets. They may or may not be. What we're going
5 to be doing, we have been talking with the Park
6 Service. We're going to try and do some simple
7 flow assessments, put some water in one inlet and
8 see if it comes out the other, things like that,
9 when the water is not flowing.

10 Our hydrogeology seems to be supported a
11 little bit more by the data here. What may
12 actually be happening is weathered water is coming
13 in through that pipe, which is a source of the
14 perch zone, and again, different than groundwater.

15 But in a nutshell, we don't anticipate the
16 conclusions of the RI changing based on this data.
17 We have more data, have a little bit better

18 understanding of what's going on. The foam is
19 still a little bit of a mystery. We can't say
20 exactly what caused it; it was there for about a
21 week, it's gone. The seep stopped flowing. We can
22 say that the water chemistry in the area where the
23 foam was doesn't look drastically different.

24 There's nothing that makes it look toxic by any
25 nature, but we can't give an answer as to why that

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1 foam was there.

2 BOARDMEMBER BERMAN: Did you mention
3 what the temperature of the foam was compared to
4 the water?

5 MR. LITTLE: We mentioned the water,
6 we didn't mention the foam.

7 BOARDMEMBER BERMAN: Do you have any
8 idea of the chemical compounds that the iron was
9 composed of?

10 MR. LITTLE: No. It was an elemental
11 analysis, so we know it was an iron concentration,
12 but to say what the compounds are, no. That's part
13 of the difficulty of assessing where the foam might
14 be. There are tests, but we didn't have those at
15 our disposal at the time. Foam sampling is a
16 little unique in its own way, but when you look at
17 the results you can say it's aluminum compound, but
18 we have the elemental analysis. We're still
19 exploring some options, but we don't have all the
20 data to say what's causing the foam.

21 What we can say is that we didn't detect any
22 SVOCs, any pesticides, any herbicides, any
23 hydrocarbons, anything that suggests that it's an
24 environmental concern. Why it's foaming? I don't
25 know. And indeed, if this is indeed a storm drain,

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1 it could be a lot of things. It could be something
2 that was dumped into the inland; it could be
3 something that is in the natural chemistry of the
4 water; it could be something leaking from the
5 landfill. I can't tell you that answer right now.
6 It doesn't look like it's toxic.

7 BOARDMEMBER BERMAN: Is it possible
8 that iron in the foam was in the form of an acid,
9 and that it might have been the cause of the foam
10 and reaction with the acid?

11 MR. LITTLE: I don't have an answer
12 for that.

13 BOARDMEMBER BERMAN: So do you
14 suspect that there are concentrations of metal in
15 the landfills?

16 MR. LITTLE: No. My gut reaction is
17 it was only in one event on this thing. To me it's
18 more likely -- if it's a storm drain, we need to
19 explore that a little further. It may be something
20 that's just a onetime event. We didn't see it in
21 the first event, so it's more likely attributed to
22 runoff, I'm not sure.

23 I'm going to move onto the El Polin Spring
24 area. The El Polin Spring area -- this is the Fill
25 Site 1 and Landfill 2 area. We sampled three

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1 locations, LF02SP01, LF01SP01, and EPSP01. These
2 seeps, like the others, began flowing in mid
3 January and are still flowing. We were actually
4 able to get three events, three sampling data
5 points.

6 First, in January, we actually did the El
7 Polin Spring sampling on January 8th. We got the
8 other two sampling locations on the 23rd. Then in
9 March, we sampled them on the 9th. And we do have
10 some data, which is not yet available, but we'll be
11 providing that in reports, as well.

12 The El Polin Spring area. Fill Site 1 and
13 Landfill 2 area is on the right there, El Polin
14 Spring in the upper left. These are sample
15 locations EPSP01, and Landfill 2. This appeared --
16 this is where water daylights here, and it appears
17 to flow down this little drainage where the flow
18 tends to pick up a little more, it may be some
19 contribution from the Fill Site 1 area, so we
20 actually sampled both those locations.

21 This is the hit table that you have been
22 provided in your handout. We did detect
23 hydrocarbons, I'll go into a little bit more detail
24 about that later. We think they are from the
25 vegetation in the area. We didn't detect any

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1 SVOCs, COCs, pesticides, PCBs, herbicides, etc.
2 Graphically -- our stiff diagrams again.
3 This is the same thing, with the most current event
4 at the top. A note here, is that the chemistry
5 that we're seeing in the seep data is actually
6 similar to what we're seeing in the groundwater
7 data, so it does look like this is actually
8 groundwater daylighting to the surface. We're
9 seeing variations of concentrations. We're seeing
10 a little more variability in some of these surface
11 sample locations, but at least this one shows most
12 variability, the second event looks similar to what
13 we're seeing in some of the groundwater wells.

14 Graphically, I got the Fill Site 1 data on
15 the left, the wells, and then the two seep sampling
16 events, and then the wells that were associated
17 with Landfill 2, and then the Landfill 2 sampling
18 point with El Polin Spring. The point is that
19 we're not seeing concentrations out of what we've
20 seen that have been used in the risk assessment.

21 This is magnesium. The same point I want to
22 make, it's within the range that we've seen.

23 And then chromium. And this is total
24 chromium, Chrom 3 plus Chrom 6. We didn't detect
25 it at all at the LF01SP01. We didn't detect it at

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1 the Landfill 2 spring. Again, it's in the range
2 that we've seen in the wells in the area.

3 BOARDMEMBER BERMAN: These are all
4 elemental analyses, right? You don't do any
5 chemistry as far as what you think the compounds
6 might be?

7 MR. LITTLE: Right.

8 I want to talk about the hydrocarbons that we
9 detected in the area. I'm going to show you some
10 chromatograms and just point out a few things.

11 When we review these things we look at two
12 things to assess the nature. One is to resolve the
13 component peaks. And then the unresolved
14 component, the mixture envelope, which is where the
15 concentration is so high you're looking for a
16 "hump." When you look at fuel products you're
17 looking for where that hump may come out in the
18 range here, C6 on down to C30. So that's what
19 we're going to be looking at, at some of the
20 subsequent chromatograms.

21 These are our water samples. This is the
22 sample from Landfill 2, SP01, and then El Polin
23 Spring, the first event in January. You can see
24 our concentrations range, C12 to C24, is where we
25 took it and quantified the diesel range. C24 to

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1 C36 is what we quantified in the fuel oil range.

2 We're seeing a pattern here. Our first hump
3 coming out in the diesel range here, and then our
4 second larger hump coming out in the fuel oil
5 range. They don't look like our typical fuel.
6 We see a lot more spikes, resolved peaks within
7 the humps, which don't look like a normal fuel.

8 We're seeing the same pattern in all three of
9 these. I'm going to take the middle one here so
10 we can compare it to some of the samples we've
11 analyzed.

12 That's our water sample on the top. This is
13 a typical diesel standard in the middle. You can
14 see it tends to be a broader hump. And then the
15 bottom one is the motor oil standard, which has
16 fewer of the resolved peaks.

17 This next diagram shows our water samples
18 from the Landfill 2 area, compared to a typical
19 fuel that we see at the Presidio area. And this is
20 a sample from the FDS Project. You can see the FDS
21 fuel, in this case, is a broad hump with very few
22 resolved peaks.

23 So right away we knew we were dealing with
24 something that looks inherently different than what
25 we've dealt with in the past. It doesn't look like

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1 any of the fuels that we've seen, or any of the
2 standards that the lab has quantified against.

3 So we went back out to the landfill, and we
4 knew the water was kind of going through a lot of
5 vegetation and debris, leaves, bark, etc. So we
6 grabbed some variety samples, and I'm going to show
7 you a couple here. This is Eucalyptus leaves
8 here. And you see the same pattern. You see a
9 hump in the diesel range, and then a second hump in
10 the fuel oil range with a lot of these resolved
11 peaks, similar to what we've seen in the water.
12 And we also go through a silica gel process, which
13 essentially removes the polar fraction.

14 The second sample here. This is the
15 Eucalyptus bark sample. Again, we're going to see
16 some detections in the diesel range and the fuel
17 oil range. We have other samples in there, Pine
18 needles, and other samples that we ran.

19 Based on the patterns, the lack of SVOC
20 detections, etc., we feel the source of the
21 hydrocarbons is likely from the vegetation in the
22 area.

23 A second thing of note. If you look at the
24 conceptual model at the site -- we're sampling El
25 Polin Spring -- this is where we got hydrocarbon
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1 We haven't sent it off to another lab for that sort
2 of analysis.

3 FACILITATOR KERN: Could you explain
4 a little bit more what the silica gel cleanup is
5 supposed to do?

6 MR. LITTLE: In hydrocarbons there
7 are polar and nonpolar fractions. And it removes
8 the polar fractions which are typically associated
9 with animal and vegetable hydrocarbons. As you can
10 see, there are naturally occurring vegetative
11 nonpolar hydrocarbons as well that are getting
12 through the process.

13 FACILITATOR KERN: So when we look at
14 these diagrams and the silica gel is not cleaning
15 this up, that says that these don't have a polar
16 fraction; is that right?

17 MR. LITTLE: Right.

18 BOARDMEMBER HOOPER: Have you tested
19 any springs in the Nike swale area?

20 MR. LITTLE: No, we haven't.

21 BOARDMEMBER HOOPER: Do you plan to?

22 MR. LITTLE: We haven't had any plans
23 to, no.

24 BOARDMEMBER YOUNGKIN: I just had a
25 thought about the hydrocarbons at Landfill 2 and

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1 detections during our first event, and then we're
2 sampling up in here, which is this diagram. It's
3 not quite representative of all the trees. It's
4 heavily wooded, and we have water coming through
5 the woods here. What we're not detecting is any
6 hydrocarbons in these wells down at El Polin
7 Spring. If it is hydrocarbon coming from
8 groundwater, from the landfill, we would expect to
9 see something in the wells, and we haven't seen
10 that. It's our interpretation that we're getting
11 hydrocarbons in the water from the vegetation in
12 the area.

13 In summary, we have more data, a little more
14 information. We don't anticipate that these data
15 are going to significantly change conclusions, but
16 there will be assessments to go through and revisit
17 the RI at these sites. But that's all I really
18 have to say.

19 AUDIENCE MEMBER: If there are
20 hydrocarbons and motor oil and diesel fuel, how are
21 you quantifying results? Are you sending samples
22 to a forensic lab?

23 MR. LITTLE: They are quantified
24 against a standard. And you're right, there are a
25 lot of questions on how you would quantify that.

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1 Fill Site 1. Since there has been a little bit of
2 contradiction, showing that the water is
3 groundwater, and then you are saying that it is
4 influenced by going through Eucalyptus leaves, is
5 there a retention time? I mean, the way to resolve
6 that might be at Fill Site 1. There is a spring
7 that comes out at the base of that fill material
8 and it does not flow there, but there's definitely
9 a spring flowing there. So if you re-sample up
10 inside that little vegetated area, I think you
11 could find a spot of groundwater without going
12 through the Eucalyptus leaves.

13 MR. LITTLE: I don't know if there's
14 necessarily contradictions there. If you have
15 water coming out there, that may not necessarily
16 change it, but if it is picking up hydrocarbons it
17 still may not -- I'm not sure. There are
18 contradictions there.

19 BOARDMEMBER YOUNGKIN: It has to flow
20 on the surface long enough to pick up the oil?

21 MR. LITTLE: The only thing I can
22 really say, the flow at E tends to be higher. They
23 responded quicker and stopped quicker. Whereas, El
24 Polin Spring it tends to be more trickling --

25 BOARDMEMBER YOUNGKIN: Except for
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1 this one spot out at Fill Site 1 that I'm thinking
2 of. So maybe we should go out there. I'll meet
3 you out there.

4 FACILITATOR KERN: Any other

5 questions? Item 5.B. We have Rosemary Cambra
6 scheduled to speak, and I'm looking around here and
7 I don't see her here tonight. Okay. Then we'll
8 move on to Item C. That would be Martin
9 Steinpress.

10 MR. STEINPRESS: Today I'd like to

11 give you a brief summary of a technical memorandum
12 that was put out about four weeks ago. There's a
13 handout on the back table that summarizes it, as
14 well. I'll just give you a summary, because all
15 the details are in this technical memorandum.

16 This is entitled Hexavalent Chromium in
17 Groundwater at the Presidio. We've done a sampling
18 event, part of which Greg talked about, in January
19 of 1988. The memorandum was reviewed by
20 Montgomery/Watson and Corps personnel, as well as
21 Bill Mayee, an independent chemist, and Brian Shos,
22 at San Francisco State University.

23 The problem that we were addressing is
24 previous detections of hexavalent chromium in
25 groundwater during the RI, and some of these

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1 The second was to test the hypothesis that
2 hexavalent chromium originated from the
3 serpentinite bedrock as opposed to an industrial
4 anthropogenic source through the weathering of
5 bedrock or soils.

6 To examine this hypothesis we did a
7 literature search. In addition to hexavalent
8 chromium analysis we analyzed for general water
9 chemistry parameters, and also compared the
10 oxidation reduction potential, or Eh and Ph, to
11 publish chromium stability diagrams.

12 And then finally, we also wanted to confirm
13 that the hexavalent chromium detections were not
14 sampling laboratory artifacts. And to do this we
15 used two sampling methods, three analytical
16 methods, and also spiked selected samples with
17 either Chrom 6 or Chrom 3 to make sure we didn't
18 have transformation in the oxidation state of the
19 chromium.

20 This hypothesis, which I wanted to present at
21 the beginning so you kind of understand what our
22 thinking was in designing the study, was that in
23 upland areas of the Presidio we have a very
24 unusual environment, and that's the serpentinite
25 which is a rock that is very high in a number of

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1 upgradient wells, which was puzzling. Hexavalent
2 chromium becomes a significant risk driver because
3 it's carcinogenic.

4 There are two main forms of chromium,
5 Hexavalent Chrom 6 and trivalent chromium, which is
6 much less toxic and much more common in the
7 environment. Hexavalent chromium is typically
8 assumed to be anthropogenic, but there is no
9 apparent widespread source at the Presidio, but
10 there are very high concentrations of Chrom 3 in
11 the serpentinite bedrock.

12 In addition, hexavalent chromium analysis is
13 a difficult analysis, and the RI attributed the
14 detections to analytical procedures, actually,
15 matrix interference in the analytical procedures.
16 Subsequent to that, the US/EPA did some analyses of
17 selected samples and they independently confirmed
18 that there was Chrom 6 in groundwater.

19 Our objectives in this study were threefold.
20 First, to determine the distribution of hexavalent
21 chromium in the groundwater at four Presidio
22 sites. And our approach for this was to sample and
23 analyze for hexavalent chromium at 16 wells, El
24 Polin Spring, and two Crissy Field wells, for
25 comparison.

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1 metals. And it's being weathered in places such as
2 the Serpentinite Barrens near Inspiration Point.
3 This might be producing trace amounts of hexavalent
4 chromium in groundwater, which would then be
5 transported down.

6 Then at the Crissy Field area we have very
7 different groundwater chemistry which I'll talk
8 about briefly, conditions that are conducive to
9 reducing any hexavalent chromium to trivalent
10 chromium. Hexavalent chromium is highly mobile,
11 has low absorption, whereas trivalent chromium is
12 fairly immobile.

13 As part of the study we did a literature
14 search to identify potential industrial uses of
15 hexavalent chromium that could be sources. These
16 are shown here, which the Presidio's history
17 generally doesn't include these kinds of
18 operations, certainly, not on a widespread basis.
19 We also tried to identify other cases of naturally
20 occurring hexavalent chromium in the environment,
21 and found several, including groundwater in
22 alluvial basins in Arizona, and at Lawrence
23 Livermore National Lab here in California. In
24 addition, downgradient ore deposits in serpentinite
25 rocks in India, a similar environment to what we

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1 have, our serpentinites here.

2 So the four sites that were studied were Fill
3 Site 1, Landfill 2, Battery Howe/Wagner, Building
4 215 area, and we also sampled from the only spring
5 that had water at the time, El Polin Spring. And
6 then, as I said, two wells at Crissy Field for
7 comparison.

8 We analyzed for a number of general chemistry
9 perimeters in groundwater for purposes of
10 understanding the groundwater chemistry. Because
11 the key, obviously, if you have chromium in
12 potentially different oxidation states, is to
13 understand if you have conditions favorable for
14 hexavalent chromium. So we used a number of
15 perimeters in both field and laboratory analyses to
16 give us that information.

17 As I mentioned, we used three analytical
18 methods. The hawk-field test kit is a -- our
19 chemist actually went out in the field and did a
20 field analysis right there, so that we could make
21 sure that we were getting a sample as fresh as we
22 could to make sure that we weren't having some
23 transformations in chromium state between the time
24 we sampled and the time it got shipped to the lab.

25 In addition to that, we used the photometric
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1 So I wanted to just briefly run through the
2 results here for you in the same order that I
3 presented our objectives.

4 The first was to establish the distribution
5 of hexavalent chromium in groundwater. We detected
6 hexavalent chromium in both upgradient and
7 downgradient of all four of these sites at similar
8 concentrations to what the RI and the EPA samples
9 indicated, up to 122 micrograms per liter, that was
10 at Battery Howe/Wagner, the maximum.

11 Fill Site 1, Landfill 2, and Building 215 had
12 variable concentrations, but no significant
13 increase downgradient, so it didn't appear to be
14 related to the RI site itself.

15 Battery Howe/Wagner was an exception to
16 that. It had higher concentrations in the
17 downgradient well. Battery Howe/Wagner, when it
18 was constructed, included excavation of
19 serpentinite, so there is some disturbance there
20 that could be related to this. And neither of the
21 Crissy Field groundwater samples had detectable
22 hexavalent chromium.

23 The groundwater chemistry perimeters, which
24 give us an indication of the stability of the
25 hexavalent chromium, the samples all had relatively

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1 laboratory method, which is the same method the RI
2 used. And a third method was the chromatography
3 method. So we have a good comparison there.

4 Now just briefly, the geology here at the
5 Presidio is quite unusual. Serpentine rocks are
6 slabs of oceanic crusts that have been placed on
7 the continent, and they happen to be high in a
8 number of metals, including chromium, which occurs
9 at three to 4000 ppm in the bedrock. And the
10 weathering of serpentinite creates a very unusual
11 environment, as well. That's why you have
12 sensitive species and unusual flora that occur on
13 the serpentinite, and that's partly due to the soil
14 conditions that develop, which include high Ph.
15 And high Ph is important, because that is an
16 environment in which Chrom 6 is likely to be
17 stable.

18 Now the serpentinite bedrock underlies most
19 of the Presidio, but in many places is covered with
20 a thin veneer of sand dunes. But here in purple
21 are the outcrops of the serpentinite bedrock,
22 including right here, underlying Fill Site 1 and
23 Landfill 2 two, and up here, at Battery Howe/Wagner
24 here, and then downgradient here, the fourth
25 sample, at the Building 215 area.

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1 neutral Ph, high dissolved oxygen and relatively
2 high Eh, or oxidation reduction potential, which
3 indicates an oxidized environment.

4 The stiff diagrams, which Greg talked about,
5 portray the ion concentrations which indicate,
6 predominately, magnesium bicarbonate waters, and
7 which is typical of not only the Presidio in
8 general, but with serpentinite terrains; this is
9 what you usually see. And the groundwater
10 chemistry was generally similar, upgradient and
11 downgradient of the sites, with the exception of
12 well LF02 and GW02, which is the one well which has
13 an influence from the landfill. But this was the
14 one well that didn't have any hexavalent chromium,
15 so there's not a relationship between the landfill
16 and it's affect on groundwater and the distribution
17 of hexavalent chromium.

18 And then third, with respect to the potential
19 for sampling or analytical artifacts, the two
20 sampling methods yielded similar results indicating
21 that that's not a factor. The three analytical
22 methods also yielded similar results, and results
23 that were similar to the previous sampling and
24 analysis in the RI and EPA.

25 And then finally, in the upland samples when

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1 we spiked the samples with either Chrom 3 or Chrom
2 6, there wasn't any transformations, so we didn't
3 have any hexavalent chromium detections that were
4 to the sampling or analytical procedures. The
5 exception was actually Crissy Field, where we
6 had one sample with highly reducing conditions, and
7 when we spiked that with hexavalent chromium it was
8 actually reduced to trivalent chromium. So that's
9 kind of consistent with this overall model.

10 Then let me touch briefly on the discussion
11 of the chromium geochemistry and why these results
12 are significant.

13 As I mentioned, hexavalent chromium is much
14 more mobile than Chrom 3, because if its high
15 solubility, low absorption, it doesn't tend to
16 complex. And what we found was that we had aerobic
17 conditions in the upland sites. In the shallow
18 aquifers you get a lot of infiltrating oxygenated
19 waters, so you tend to keep these oxygenated
20 conditions, and in such conditions hexavalent
21 chromium is stable. In contrast, you have
22 anaerobic conditions down beneath Crissy Field,
23 because of the bay muds that are deposited there.
24 They have high organic carbon, and the carbon there
25 tends to consume the oxygen, so you get anaerobic

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1 BOARDMEMBER NATHEL: Are you saying
2 that chromium is not a problem at the Presidio? I
3 mean, from what you said, I think chromium is here
4 because it's here, not because anyone put it here.

5 MR. STEINPRESS: Right. I'm saying
6 there are very high concentrations of chromium
7 naturally occurring. We have conditions in which
8 chromium is stable and we see it maintaining its
9 stability across these sites. So that it is
10 possible that it is just background concentrations
11 originating from the bedrock.

12 BOARDMEMBER NATHEL: And how
13 different is the chromium here from Golden Gate
14 Park, where my child plays?

15 MR. STEINPRESS: I don't think I can
16 address Golden Gate Park.

17 BOARDMEMBER NATHEL: I mean, my point
18 is, it is natural here. Whether it's Chromium 6
19 plus or Chromium 3 plus, because it goes around and
20 around.

21 MR. STEINPRESS: The environment is
22 full of metals and other compounds that go through
23 the geochemical cycle, and there's a whole slew of
24 other metals that go through a very similar cycle.

25 BOARDMEMBER NATHEL: But it is

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1 conditions, and this is where Chrom 3 is the stable
2 state. This is portrayed in this kind of diagram
3 where the oxidation reduction cycle controls.

4 We have Chrom 3 in the bedrock, but this can
5 be oxidized under certain circumstances, manganese
6 seems to play a role, and Chrom 6, in oxidizing
7 environments such as we have up in the Presidio
8 uplands, and conversely, this can be reduced and
9 dissolved ion to Chrom 3, when you get down into a
10 reducing environment.

11 So the conclusion, just to restate, the
12 previous RI and EPA results were confirmed. The
13 Chrom 6 is present both upgradient and downgradient
14 of these sites. The only place where there is
15 increased concentrations are downgradient of
16 Battery Howe/Wagner. The geochemical conditions in
17 the uplands are twofold for hexavalent chromium to
18 be stable and to, perhaps, originate from the
19 chromium serpentinite bedrock, which is a potential
20 source of chromium. And at Crissy Field we have a
21 very different groundwater chemistry where
22 hexavalent chromium tends to be reduced to
23 trivalent chromium, which is nontoxic. And we did
24 confirm that these results are not sampling or
25 analytical artifacts.

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1 nothing that the Army put here?

2 MR. STEINPRESS: That's what this
3 hypothesis is.

4 BOARDMEMBER WORK: Maybe we should
5 point out that there still is not universal
6 agreement within the BCT about this hypothesis on
7 that. EPA is going to be commenting on the
8 report.

9 BOARDMEMBER BERMAN: Isn't there a
10 possible straightforward way to really ascertain
11 your hypothesis, go to other neighboring areas,
12 not the Presidio, but across the other side of the
13 Bay, where there is serpentinite and investigate
14 the hexavalent chromium conditions there where you
15 are sure there was no industrial or military
16 activity, and just compare those levels in a rather
17 empirical fashion if they were more or less the
18 same as you have established here? You would have
19 a convincing argument that it's -- at least, from a
20 novice's point of view, that the source was natural
21 and not due to activity that occurred at the
22 Presidio?

23 Also, in your list of sources of hexavalent
24 chromium, in the beginning, there's some that are
25 well known in EPA documents which are not listed,

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1 like photography and copper plating, and other
2 activities which are known to generate various
3 chromium compound activities, which would seem to
4 be possible activities that occurred at the
5 Presidio. So I feel that there are, possibly,
6 activities that could generate the chromium. And
7 an empirical evaluation of this seems to be a
8 rather straightforward thing to do. I'm wondering
9 whether you considered that, or am I just totally
10 off base here?

11 MR. STEINPRESS: No. I think that's
12 a reasonable guess. We're not in a position to go
13 testing at other facilities, other than the
14 Presidio. But other than that possible
15 restriction, I'd say that's certainly a viable test
16 of the hypothesis.

17 And then to answer your second question.
18 You're right. This was kind of a list of major
19 uses. And copper plating, I think, would be
20 covered by -- electroplating was here, but there
21 are other more minor uses that would be possible
22 sources.

23 BOARDMEMBER ULLENSVANG: That's one
24 of the things we asked at the RPM meeting this
25 morning, was to have the Army look into the uses of
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1 times more toxic than Chromium 3. So it's
2 definitely -- you know, you have lots of Chromium 3
3 in the bedrock. It's common in the environment,
4 and certainly a more common form than Chromium 6.
5 So it's a good thing if you reduce it. In fact,
6 the treatment is generally reduction in Chromium
7 3.

8 AUDIENCE MEMBER: Has Chromium 6 been
9 detected in other areas of the Presidio in
10 significant concentrations that's not explained by
11 your hypothesis?

12 MR. STEINPRESS: Well, it has been
13 detected at some other sites. These sites were
14 selected -- we were kind of following up on the EPA
15 sampling, which the Park Service had selected
16 these, because they tended to have the higher
17 concentrations, at least the higher concentrations
18 of the dissolved chromium. And we haven't really
19 looked at all the sites, so I can't really answer
20 that question.

21 AUDIENCE MEMBER: So the sites that
22 you have commented on were in the highest
23 concentrations?

24 MR. STEINPRESS: Yes, in general.

25 BOARDMEMBER YOUNGKIN: So Battery
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1 hexavalent chromium. It's been documented that
2 there was hexavalent chromium used at the Presidio,
3 but we haven't an understanding from the Army as to
4 what that use was.

5 BOARDMEMBER HOOPER: I just wanted to
6 know if chromium is a constituent in lead-base
7 paint?

8 MR. STEINPRESS: I don't know. I
9 don't think so. I think lead is the --

10 BOARDMEMBER SHULTZ: I think chromium
11 is a pigment, the white pigment.

12 BOARDMEMBER HOOPER: And is the
13 hexavalent chromium a variety?

14 BOARDMEMBER SCHULTZ: It's a
15 compound; that's correct.

16 BOARDMEMBER HOOPER: So that's a
17 pretty common use at the Presidio.

18 FACILITATOR KERN: Julie.

19 BOARDMEMBER CHEEVER: My question is
20 sort of basic. Could you comment on the relative
21 health and ecological risk of Chromium 6 and
22 Chromium 3? I noticed that your handout says that

23 Chromium 6 is carcinogenic. What about Chromium 3?
24 MR. STEINPRESS: Chromium 3 is much
25 less toxic, roughly. I think Chromium 6 is 1000

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1 Howe/Wagner, isn't that sort of ambiguous?

2 MR. STEINPRESS: Yes. And, you know,
3 there's possibly some source or change in the
4 groundwater chemistry there that could be a
5 factor. There is also the disturbances associated
6 with the construction of Battery. So that
7 definitely -- there's something else going on there
8 besides just the same affect.

9 BOARDMEMBER WRIGHT: You mentioned
10 that Chrom 6 is a carcinogenic. What kind of
11 interaction does it have with humans, if you know?
12 I know that with lead it typically has to be
13 adjusted. Is that something that can be airborne?
14 Is it something that has to put in your mouth? Do
15 you know?

16 MR. STEINPRESS: Well, I'm the wrong
17 person to ask. I understand it's mainly an
18 inhalation hazard.

19 BOARDMEMBER WRIGHT: So where the
20 ground is disturbed, is that a situation where it
21 might be a human risk?

22 MR. STEINPRESS: Hexavalent chromium
23 would presumably be a hazard, yes.

24 BOARDMEMBER NATHIEL: What levels is
25 it a hazard?

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MR. STEINPRESS: You're really

getting out of my field. I'm a hydrogeologist, and I really can't answer that.

BOARDMEMBER BERMAN: The levels are

established in EPA guidelines. So they are readily available, and there are TWAs and other values that are given there. So it is something that could be put in the record, if you feel like doing it.

BOARDMEMBER WORK: I would be happy

to work with coming up with those numbers with you.

FACILITATOR KERN: Other questions?

BOARDMEMBER CALLANAN: You tested the

hypothesis and you have come up with the conclusions. What's the next step, and what recommendations do you make?

MR. STEINPRESS: Well, the technical

memorandum is being reviewed by the regulatory agencies. EPA and DTSC are going to have comments on it, and we're expecting to discuss those comments and figure out what it would take to resolve the question.

AUDIENCE MEMBER: You mentioned that

you thought hexavalent chromium would be the risk

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Presidio; it's within the boundaries of the Letterman complex.

Some element of the CAP that I will be going over includes the site history, some results of the previous investigations at the site, some of the objectives of the CAP, which include development of action levels for the site, and also, identification and evaluation of corrective action alternatives, and, finally, proposed corrective action for the site.

Some of the previous investigations at the site: The Building 1065 site was actually, at one time, part of the CERCLA process at the Presidio, and was actually included in the RI. The result of the RI found that there was fuel hydrocarbons at the site, and for that reason it was transferred to the base-wide petroleum cleanup program, which is a separate program.

Something that's kind of not on the slide there, is that in 1996, there were three underground storage tanks that, at one time, contained gasoline tanks that were removed from the Building 1065 site. There was some limited excavation there to remove some of the contaminated soils from the tanks. Also, in 1996, there was a

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1 driver. Has the risk assessment been completed yet?

MR. STEINPRESS: Yes. There has been a base-wide risk assessment, and the risk assessment was in the RI/FS, and that's what I'm quoting, basically, that this was a significant risk driver at these sites.

FACILITATOR KERN: Any other questions for Martin? Thank you. Perhaps, I might ask, who would be doing the 1065?

MR. KELLY: My name is Dave Kelly. I'm with IT Corporation; we're a contractor to the Army Corps at the Presidio. Tonight I'm going to be presenting a little bit of a background on the Building 1065 CAP.

I'm mainly doing this presentation to inform some of the new members of the history of the 1065 site, and a little bit of the status of the current efforts that are going on out there. Also, to demonstrate to some of the RAB members who have been involved in the preparation of the 207/231 CAP, how those efforts are going to be incorporated into this plan.

For those not familiar with the site, it's actually located in the northeast corner of the RESTORATION ADVISORY BOARD MEETING

1 preliminary site assessment done, which included a soil gas survey and research of the site history to evaluate some potential sources of contamination at the site.

Based on the results of the preliminary assessment, a site investigation was done in 1997. Samples of soil and groundwater were collected and analyzed to evaluate the nature and extent of the petroleum contamination, and also, to evaluate the geology and hydrogeology at the site.

In addition, some data was collected to assist in the evaluation of the corrective actions. That was some of the general geochemical information, and also, some information on biological activity at the site.

These are some of the main features at the site. There's Building 1065, right here in the middle. Just south of that is Building 1064, which was identified as a gasoline service station and also the location where three underground storage tanks were removed. South of that is Building 1040, which at one time was a steam plant, also a boiler plant for the site, and it included two above ground storage tanks, 1040.1, 1040.2. They were removed in 1996 as part of a separate effort

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1 out there. They contained fuel oil that supplied
2 fuel to the steam plant there.

3 Another building that was actually identified
4 as part of the preliminary assessment was Building
5 1066. It was identified as a service station, and
6 at one time included an underground storage tank,
7 which is located somewhere in the middle of the
8 building.

9 The corrective action objectives for soil at
10 the site include the removal of any potential
11 sources of contamination. This would include any
12 free products in a capillary fringe that continue
13 to be a source of contamination to groundwater at
14 this site.

15 Another corrective action is to reduce
16 residual soil concentrations to levels that are
17 protective of human health in the environment and
18 water quality. And as part of that, to provide
19 evidence that the objectives are met through
20 monitoring and confirmation sampling.

21 Based on the objectives that we've identified
22 for this site, and the data that we have for the
23 site, we've identified some corrective action
24 treatment areas. These are essentially the areas
25 that are both -- in this case, it is the soil

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1 cleanup requirements; there are a couple of
2 isolated areas. In this area here, where there's
3 some benzene and gasoline concentrations that are
4 above NCRs, are probably associated with the USTs
5 that were removed in that area. Up here there is
6 some fuel and diesel, some benzene concentrations
7 that are probably associated with the tanks that
8 were, at one time, located in that building. Then
9 we got one sample here, where there was actually
10 some benzo(a)pyrene that was above the soil cleanup
11 requirements.

12 Similar to the soil we have some corrective
13 action objectives for groundwater. These include,
14 again, reducing the residual groundwater
15 concentrations that are at levels that are
16 protective of long-term water quality at the site.

17 Another goal is to prevent migration of
18 contaminants to surface waters, which would include
19 the riparian corridor, the Crissy Field wetlands
20 and San Francisco Bay. Again, it's to provide
21 evidence that you can meet the objectives through
22 monitoring and confirmation sampling.

23 Again, using the objectives and the data that
24 we have at the site, we have come up with some
25 corrective action treatment areas. Again, there's

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1 the gasoline and diesel associated with the tanks
2 at Building 1064, and then some fuel oil and diesel
3 here, which is most likely associated with the
4 steam plant.

5 This is the over-excavation to remove
6 contaminated soil from the two tanks, the two ASTs
7 that were removed from that area. You can see the
8 limited over-excavation that was done at 1064 to
9 remove the soil from the three USTs that were
10 removed from there.

11 Next, I'm going to go over some corrective
12 action alternatives that were developed for the
13 site. Some of you may recognize them. They are
14 pretty much the same as the corrective action
15 alternatives that were developed for the 207/231
16 site for the decision modeling that some of the
17 people here are involved in doing. The only thing
18 that might be different is the site conditions at
19 1065 are slightly different than 207/231, and also
20 the cleanup levels may be slightly different.
21 Although they are the same alternatives, they may
22 be implemented slightly differently.

23 Those alternatives include, no action, which
24 is included as just a comparison for not doing
25 anything at the site.

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1 The second alternative, some soil excavation
2 with groundwater extraction and treatment through a
3 bioreactor.

4 The third alternative includes soil
5 excavation with additional excavation below the
6 groundwater table, and that's to remove any
7 absorbed contaminants to the soil that could be a
8 continuing source of groundwater contamination at
9 the site, and that would be followed up with
10 long-term monitoring.

11 Fourth alternative is soil excavation with
12 natural attenuation of groundwater.

13 Fifth alternative is soil bioventing with
14 groundwater biosparging. Biosparging is a process
15 of injecting air into the groundwater for two
16 reasons. One, is to volatilize the contaminants to
17 get them out of the groundwater, and the second is
18 to supply oxygen to the bacteria in the saturated
19 soil to degrade the contaminants. Associated with
20 that, you can have bioventing, which, in this case,
21 would be a process of extracting the vapors to,
22 one, recover the vapors that were volatilized, and
23 two, to also supply oxygen to soil in the vadose
24 zone to enhance degradation of contaminants in the
25 vadose zone.

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1 Some additional corrective action
2 alternatives. Number six is vadose and soil
3 excavation, and the groundwater treated with oxygen
4 released compounds, which is essentially a compound
5 that reacts with the groundwater and releases
6 oxygen which would be used to supplement the
7 biodegradation of the contaminants in the
8 groundwater.

9 The seventh is dual-phase
10 extraction. It's also known as bioslurping, and
11 it's just what it sounds like. It's actually
12 pulling a vacuum on the well to recover the vadose
13 zone vapors, and also to recover groundwater that's
14 caught up with the vapor as it comes up in the
15 well, and that the groundwater would be treated by
16 a bioreactor.

17 Alternative eight is soil bioventing
18 with natural attenuation in the groundwater.

19 Then nine is vadose and saturated zone
20 excavation, and then bioremediation that's enhanced
21 by the compounds.

22 Again, the evaluation criteria are very
23 similar to what was developed for the decision
24 modeling for 207/231. We may have named them a
25 little differently, and grouped them a little

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1 and then a proposed alternative was chosen, based
2 on all of its comparisons.

3 And the proposed corrective action for the
4 site includes excavation and off-site disposal of
5 vadose zone soil with contaminant concentrations
6 above the soil cleanup requirements,
7 Bioremediation of the residual groundwater
8 contamination using oxygen release compounds, and
9 then periodic monitoring to evaluate the
10 bioremediation progress, and then finally, to
11 evaluate cleanup at the end.

12 The preliminary schedule for this plan is,
13 essentially, that it's in internal review right
14 now. We'll submit it to the Army Corps for review
15 in May. It will most likely get submitted to the
16 public in August, and probably be finalized
17 somewhere around the end of September.

18 Once the corrective action plan is complete,
19 then we would actually prepare -- depending on the
20 chosen alternative -- a design for that
21 alternative. Then finally, a workplan to implement
22 it as part of the overall process. That's all I
23 e. If anybody has any questions.

24 BOARDMEMBER BERMAN: Could you give
25 us an indication of who the people are, the

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1 differently, but we treated them very similar.
2 They include effectiveness, which includes
3 alternatives with the ability to protect surface
4 waters, ecological receptors, resources, public
5 health and safety during cleanup, worker health and
6 safety during cleanup, water quality and human
7 health. And then this last one, it evaluates the
8 effectiveness of the alternative to actually
9 destroy the contaminate versus transferring it to
10 another media or just containing it where it is.

11 Some additional evaluation criteria that we
12 looked at included cleanup time, which includes
13 time to construct, time to complete, and time to
14 reuse. Also, we looked at implementability of the
15 alternative through compliance and permitting
16 issues, administrative feasibility, technical
17 feasibility, and then the anticipation of
18 stakeholder's acceptance and Army partnership, the
19 flexibility of the alternatives to meet interim and
20 long-term reuse for the site, and then, lastly,
21 cost.

22 Essentially, what we did with all of these
23 evaluation criteria is each alternative was
24 evaluated against each criteria. Then the
25 evaluations were compared among the alternatives,

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1 organizations, that will be involved in choosing
2 the CAP that you finally recommend?

3 MR. STEINPRESS: The corrective
4 action process is very similar to the Feasibility
5 Study RAP process. You're looking at an evaluation
6 of technologies, and then you're coming up with
7 some proposed technology. This process is not the
8 CERCLA process that we dealt with, with the Crissy
9 Field area. It's in the petroleum program, which
10 is under the guidance of the Regional Water Quality
11 Control Board. So the people that are involved in
12 reviewing the process are similar; the RAB, the
13 BCT. The final approval, I believe, is going to be
14 the Water Board.

15 BOARDMEMBER SUBRAMANIAN: What was
16 the building used for?

17 MR. STEINPRESS: It had several
18 uses. It was identified as a gas station. Then
19 through the preliminary assessment we identified it
20 as the Building 1064, which was the gas station.
21 At one time it housed some incinerators for the
22 hospital, and it also held some paint shops on one
23 side of it. And that's why it was in the RI, was
24 because of the incinerators and the paint shop.
25 But all they identified in the investigation were

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1 petroleum compounds.

2 I also didn't mention that all of the
3 previous investigations are included in some
4 report. There's a remedial investigation, a
5 preliminary assessment report, and there's also a
6 site investigation report, which are available at
7 the BEC office.

8 FACILITATOR KERN: When were the
9 over-excavations conducted?

10 MR. STEINPRESS: That was in 1996,
11 when the tanks were removed, and they were actually
12 conducted after the soil gas survey.

13 BOARDMEMBER HOOPER: Well, I'm
14 somewhat confused. Did the possible contaminates
15 from the incinerators and paint shop, will those be
16 looked for and assessed as part of this fuel
17 cleanup?

18 MR. STEINPRESS: They were assessed
19 as part of the remedial investigation and nothing
20 was found. The only thing that was found at the
21 site was petroleum compounds, so the site was
22 transferred into the petroleum program.

23 BOARDMEMBER YOUNGKIN: Maybe you
24 could briefly run through what ORC is, and exactly
25 how you are going to implement that.

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1 solid matrix. There's a proprietary mix that's
2 added to it that actually dissolves over time so
3 that you don't get a sheller on the outside of
4 reactive material. There's unreactive material on
5 the inside that actually dissolves, so it reacts
6 throughout. And it's very inert. Again, it can be
7 used as a grout for wells or for borings. Most
8 Water Boards have accepted it as similar to a
9 grout.

10 BOARDMEMBER YOUNGKIN: Which one are
11 you proposing here?

12 MR. STEINPRESS: At this site we're
13 looking at the pressure injection to the boring.
14 That's what we did as a pilot study.

15 BOARDMEMBER YOUNGKIN: How about your
16 spacing of ground injection points?

17 MR. STEINPRESS: That's another one
18 of the things that we're looking at. We did put
19 some levels downgradient to find out how far the
20 stuff traveled. There's a lot of information from
21 the vendor on that from different studies that were
22 done. We did look at it, because we collected the
23 data as part of the site investigation.

24 FACILITATOR KERN: Anything else?

25 BOARDMEMBER MONAGHAN: What's the

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1 MR. STEINPRESS: We actually did a
2 little bit of a pilot study out there which will be
3 included in an appendix to the corrective action
4 plan. What ORC is, is a magnesium oxide that's
5 very similar to grout or cement, cement is a
6 calcium oxide.

7 What this is, there's a company that sells
8 it; it's similar to grout. There's two ways to get
9 it into the subsurface. You can either pressure
10 inject it through boring, which is essentially
11 through boring and through the ground, and as
12 you're extracting the pipe you pressure inject it,
13 it is just like a grout. It gets into the
14 subsurface and reacts with the groundwater, similar
15 to cement, or magnesium hydroxide, which in the
16 process releases oxygen. So that oxygen results in
17 elevated dissolved oxygen concentrations in the
18 groundwater, and then the bacteria in the
19 groundwater uses that oxygen as a source and grades
20 the contamination that's there.

21 The other way to get it into the ground is
22 through monitoring wells. They have little socks
23 that you can run down the monitoring well that's
24 already in place and there it reacts. What this
25 leaves after it reacts is similar to a grout; it's

RESTORATION ADVISORY BOARD MEETING

1 life cycle of the process? How long does it take
2 for it to totally dissolve or get used?

3 MR. STEINPRESS: Well, it kind of
4 depends on the level that gets used up. It's
5 somewhat of a diffusion process, which is,
6 essentially, like, if you took a drop of perfume
7 and put it here, it would take a while to get it to
8 you. But it travels, because there's a high
9 concentration here and a low concentration here.

10 So if there's a lot of bacteria around the ORC, it
11 will use up the oxygen very quickly and the
12 gradient will always be there, so it will always be
13 releasing oxygen. If there's a high level of
14 oxygen around it, it will release it fairly
15 slowly.

16 What we found in our study which we looked
17 at, in some of the highest concentrations out
18 there, is that the ORC plug lasted for a period of
19 about three to four months. That's just the time
20 that certain plug lasted as far as releasing
21 oxygen. It doesn't necessarily mean it cleaned up
22 the soil in that period of time. So there's still
23 some long-term evaluation, and maybe some going
24 back to putting some more ORC in, and that's
25 included in the conceptual design of the CAP.

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BOARDMEMBER GIRARDOT: What's the

cost of one of those?

MR. STEINPRESS: Good question. It

included in the cost estimate for the corrective action. They're relatively inexpensive, and it depends on how much material you're injecting. The material itself, I think it's less than a dollar a pound, and the amount that you use for one plug is something around \$40. And then there's the process of boring samples, and stuff like that. It's relatively inexpensive.

FACILITATOR KERN: Thank you. It

looks like we're at a convenient moment for a break.

(Break)

FACILITATOR KERN: I have just

received word that Rosemary Cambra won't be attending tonight's meeting, she's taken ill, so we wish her the best, and we'll postpone that item. Item No.6. DEH Status Report.

BOARDMEMBER HANDEL: DEH. We

postponed for some time now, because of funding constraints, the continued excavation activities at DEH. Also we had to go through a 30-day period of posting trees for removal, that was worked out with

RESTORATION ADVISORY BOARD MEETING

incorporate the appropriate sections for addressing potential for lead-base paint and asbestos during the liquid removal and washing of the interior of the magazines. Right now we're looking at receiving at the district, in May, the workplan, and having that out, available for public and agency review in June, and we had hope to initiate remedial activities in July.

FACILITATOR KERN: Was there any

further monitoring of the water in the magazines?

BOARDMEMBER HANDEL: I have a note

here that it's approximately eight to 13 feet below the ground surface. We've been monitoring water in the silos, as well. We haven't seen any drastic changes. Those are actually being summarized in a quarterly monitoring.

BOARDMEMBER HOOPER: So you now will

be removing the lead-base paint and the asbestos when you wash out the silos?

BOARDMEMBER HANDEL: Any peeling,

lead-base paint, if it does exist, and the potential for it is there. Any peeling paint would be removed, as well as any asbestos in friable condition. Anything that's going to pose a hazard we're obligated to remove. So, yes.

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the City of San Francisco. We posted eight trees, total, for removal. That 30-day period was ended on May 2nd. We can go ahead now and remove those trees. We are waiting for some reprogramming actions for funding to start that process back up. I don't anticipate a great delay in that. I think the Department of the Army is very interested in seeing Crissy Field succeed. I do anticipate receipt of the funds very quickly.

There are several hundred tons of material that still need to be removed. It looks like about 400 or 500 tons in the five different building areas. We're hoping that we can complete the excavation by the end of May, outside restoration as required in June, and have the closure report available in August. If for any reason that schedule is delayed, we can produce an interim data report for the National Park Service so they can continue with their redevelopment activities planned for starting in August.

The Nike facility, we're in a workplan phase for that. We've been slightly delayed in the development of that workplan. Our industrial hygienist at the Sacramento District and our contractor's hygienist felt it was important to

RESTORATION ADVISORY BOARD MEETING

BOARDMEMBER HOOPER: Is there any expectation that you'll fill the magazines?

BOARDMEMBER HANDEL: No, there's not an expectation.

BOARDMEMBER HOOPER: Or place new covers on them?

BOARDMEMBER HANDEL: We'll discuss something regarding the matter of covering them with the Park Service. Our real goal here for this workplan is to remove the hydraulic fluid that's on the water surface, as well as the water, and then the hydraulic lines.

The 207/231 Corrective Action Status, I'll have Angela Berrian from the Army Corps of Engineers give us a summary on that.

MS. BERRIAN: As most of you know, for the 207/231 CAP, we've been getting together with the decision and design of alternatives for the CAP. We had the opportunity to meet four times since April. On April 8th we met to show the results of the decision analysis model. At that time, there was a request for some more information on some cost assumptions for some alternatives, so we were able to get that information to the stakeholders. On April 28th we looked closely at

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1 the criteria for some conceptual details of the
2 alternatives, and at that point we explored
3 trade-offs.

4 At this time, some of the stakeholders wanted
5 to get some more hands-on experience with the
6 actual decision analysis model, so we decided that
7 at the next meeting we would allow them time to
8 work with the computers and the model. So on May
9 1st, we'll have four computers, and we're going to
10 load the model into the computers and kind of
11 explore the different scenarios.

12 We also found out that a 30-day trial period
13 for the model is available on the Internet. And
14 what we found out from playing around with the
15 computer is that the top alternative came out
16 consistently in most cases, although, we are still
17 fooling around with criteria. That number one
18 alternative was the vadose zone attenuation with
19 groundwater oxygen releasing compounds, which Dave
20 Kelly spoke about.

21 On May 5th only two stakeholders were able to
22 get together, and the discussion consisted of where
23 the CAP was going, and some issues with the
24 groundwater modeling.

25 We decided that we would meet on May 15th to
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1 would imagine we would complete that fairly easily
2 this week, unless we continue to get some heavy
3 rains, but it is a fairly small volume. And then
4 we'll wait for the data to return before we would
5 backfill and restore the site. We should have a
6 closure report soon, if things go well, and be
7 completed in July.

8 Golf course soil excavation. I think it was
9 noted in some area, or some sheets, as Building
10 300. There were two or three buildings at that
11 location. I think they were 301 and 310. In any
12 event, it's an area that's being developed by the
13 Arnold Palmer Association; I'm not sure if that's
14 the correct title of their organization. They are
15 doing redevelopment in the area. During their
16 redevelopment activities the Park Service came to
17 us and said they had found some petroleum
18 contaminated soil, so we responded.

19 Today we excavated about 600 cubic yards of
20 petroleum contaminated soil. We did a preliminary
21 estimate and it appears that there's about another
22 1000 cubic yards of petroleum contaminated soil at
23 the site. It's underneath a small building, as
24 well as a parking area, and the Park Service has
25 plans to remove that building and parking area, and

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1 discuss more of the findings with the stakeholders,
2 and also to discuss any changes dealing with the
3 model and the criteria. And we also are going to
4 meet in June to discuss the results of the fresh
5 water bioassay. We hope to have a draft CAP out by
6 the end of June.

7 BOARDMEMBER HOOPER: What's the
8 address of the Internet?

9 FACILITATOR KERN: The address is,
10 www.infoharvest.com.

11 MS. BERRIAN: And Doug and Mark both
12 have copies of the model for the system, so you can
13 actually take the disk and fool around with the
14 model yourself.

15 BOARDMEMBER YOUNGKIN: It might be
16 easier if you come over and see it already
17 installed, if you want to call me.

18 FACILITATOR KERN: And as Angela
19 said, we're still working with criteria, and we're
20 meeting this Friday.

21 BOARDMEMBER HANDEL: Building 680.
22 We came through with some funds to the contractor,
23 and I believe they started on Monday, excavating
24 the remaining 20 cubic yards of PCB contaminated
25 soil from downgradient of the Building 680. I

RESTORATION ADVISORY BOARD MEETING

1 at that time we'll go in and remove the balance of
2 the contaminated soil.

3 Eventually, we'll need to plan for and
4 prepare a site investigation report, complete the
5 site investigation. I would suspect that it will
6 need a corrective action plan as well. It's a
7 fairly significant area of contamination. It is
8 difficult to predict the time frame for all of
9 those activities at this point.

10 We're also looking at discussing some
11 alternatives. Part of the Park Service's plan
12 included some infiltration or water containment
13 ponds for the surface water runoff. There's some
14 question as to the appropriateness of that, at this
15 time. I think we need to talk to the Park Service
16 a little more at length about some of those issues,
17 and we'll certainly keep you all posted as to what
18 we come to agreement on.

19 BOARDMEMBER YOUNGKIN: We had a brief
20 discussion at the RPM meeting today about the above
21 ground storage tanks. It looks like this idea
22 about the above ground storage tanks that leaked --
23 you've been awful quiet tonight, John. You weren't
24 around when the above ground storage tanks were
25 removed, were you?

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1 BOARDMEMBER BUCK: No. I think that
2 was part of the petroleum program.
3 BOARDMEMBER HANDEL: They were
4 moved, I believe, in 1993. I'm not certain
5 whether they were two above ground and one below
6 ground tank, or one above ground and two below
7 ground tanks. I think it's pretty clear that one
8 or all of those tanks in that immediate area leaked
9 because of this type of contamination.

10 FACILITATOR KERN: Was it gasoline
11 that was found, or what can kind of product?

12 BOARDMEMBER HANDEL: I believe so. I
13 believe it was gasoline, but I'm not certain.
14 Anybody from IT know for certain whether it was
15 gasoline or diesel?

16 AUDIENCE MEMBER: I think it was
17 gasoline.

18 FACILITATOR KERN: If it was
19 gasoline, did you find residual BTEX compounds?

20 BOARDMEMBER HANDEL: I'm not familiar
21 with that data to really state.

22 FACILITATOR KERN: Is there somewhere
23 we could find out?

24 BOARDMEMBER HANDEL: Yes. I could
25 look into that and send you an e-mail about it.

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1 MR. SCANLON: The Crissy Field
2 Remedial Action. We started working at Crissy
3 Field on April 21, and started at the East of Mason
4 site. That's gone fairly well.

5 We've also worked at 979, at the west bluff
6 area, exploring for the former location of some
7 drums. We've done that. Right now we're moving to
8 the 950 area, and next week we'll start
9 excavation. We did our original excavation. We
10 took some samples, got those sample results back,
11 and we stepped out because of additional
12 contamination, and we've done that twice so far.
13 We're taking 24 tons at a time. Right now we're at
14 about 110 from East of Mason.

15 BOARDMEMBER HANDEL: How big of a
16 hole is that?

17 MR. SCANLON: It is 28x28x2 feet
18 deep. We'll be closing the promenade, hopefully
19 Monday, but it may stretch into Tuesday. We
20 coordinated this with the Park Service.

21 BOARDMEMBER BLANK: You can help
22 spread the word. We're trying to get people's
23 support and their acceptance in having patience
24 with this effort. It will be closed for about six
25 weeks.

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1 BOARDMEMBER WRIGHT: Is the risk to
2 people, equipment, or is it more that it's an
3 exposure risk? Are there signs that would tell
4 them if there's a significant risk?

5 BOARDMEMBER BLANK: We'll asked the
6 park police and the rangers to really up their
7 level of effort in that area, to make sure that
8 people are honoring the signs. If that's not
9 occurring, then we have to come up with a strategy
10 for something else.

11 FACILITATOR KERN: Other questions or
12 comments on this item?

13 BOARDMEMBER CHEEVER: I have always
14 heard about the deadline. Are things all right for
15 the Park Service schedule of the restoration?

16 AUDIENCE MEMBER: Yes. We are
17 getting close to it. In about two weeks we should
18 have some pretty heavy construction operations
19 going on at Crissy Field.

20 BOARDMEMBER HOOPER: The amount of
21 contaminates that you're finding, is it -- how is
22 it proportionate to the early estimates?

23 AUDIENCE MEMBER: We haven't got that
24 far into it, but the first site, which is a very
25 small site, we tripled our initial estimates.

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1 BOARDMEMBER HANDEL: The Main
2 Installation FS/RAP, COE. Dave spoke to that this
3 morning. I can essentially summarize what he
4 stated earlier today. We are in the process of
5 advising or bringing back onto the table the final
6 Feasibility Study. I think it was submitted last
7 summer -- I'm not certain about that -- as a final
8 FS. We have received a great number of comments,
9 and for a time focused on Crissy Field as a focus
10 for the program here. We are bringing the
11 Feasibility Study back on track into an active
12 status. We're developing an internal strategy that
13 we feel will be appropriate for next week with the
14 Trust and the Park Service, to see if they are on
15 board with our strategy, and then when we reach a
16 consensus -- we may reach one next week -- we'll
17 bring that out to the regulators to see how they
18 feel about that as well. We'll be responding to
19 comments from the former, final FS. We'll be
20 developing new alternatives as appropriate,
21 evaluation, criteria, etc. It will, essentially,
22 be a revised package.

23 FACILITATOR KERN: Any questions on
24 this issue? The RPM meeting.

25 BOARDMEMBER YOUNGKIN: Well, the RPM
RESTORATION ADVISORY BOARD MEETING

1 meeting was this morning from 9:30 to 12:00, or so,
2 for new members. We covered all the topics tonight
3 that we covered in the meeting this morning.

4 I just wanted to mention that I read in an
5 EPA newsletter that the discussions between the
6 Army and the EPA concerning lead-base paint around
7 nonresidential buildings that have been going on,
8 on a higher level for maybe a year and a half, they
9 have broken down completely. And both agencies
10 have decided to issue their own guidance on the
11 subject, I believe. Dave said this morning that
12 the Army will be issuing guidance to all the base
13 commanders on how to implement lead-base paint
14 around nonresidential structures in a consistent
15 matter according to Title X, I believe, the HUD
16 Guidelines. Michael said that the EPA has not said
17 anything yet, but I understand they'll be --

18 BOARDMEMBER WORK: Well, actually,
19 let me speak to that. I said, I don't know
20 anything about it. I don't instantly hear what
21 headquarters has to say; it usually takes a while.
22 But I have no reason to doubt what you read in the
23 EPA newsletter.

24 BOARDMEMBER YOUNGKIN: So just an
25 update on that, for those of you that have been
RESTORATION ADVISORY BOARD MEETING

1 the problems.

2 FACILITATOR KERN: Anything else from
3 the meeting?

4 BOARDMEMBER YOUNGKIN: No.

5 FACILITATOR KERN: Any agenda items
6 that people would like to put up for the next
7 meeting? As always, get them to Mark.

8 BOARDMEMBER YOUNGKIN: I understand
9 that Jim Meadows, from the Trust, will be attending
10 the next meeting, and hopefully will give an
11 address to the group.

12 FACILITATOR KERN: All right. Seeing
13 no additional items. Further announcements or
14 comments?

15 BOARDMEMBER SUBRAMANIAN: I have a
16 question in terms of the notice of intent to
17 proceed from BCDC. Where does that stand?

18 BOARDMEMBER ULLENSVANG: You're
19 talking with regards to the cleanup at the range?

20 BOARDMEMBER YOUNGKIN: We had an
21 agenda item on BCDC last Thursday. It didn't come
22 up with any additional comments or clarification.

23 They are going to fax us an approval tomorrow.

24 BOARDMEMBER SUBRAMANIAN: Okay.

25 BOARDMEMBER ULLENSVANG: For those of

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1 following this for a couple of years.

2 BOARDMEMBER CHEEVER: Well, if the
3 two departments or agencies have different views,
4 which is the legally prevailing view?

5 BOARDMEMBER WORK: Well, actually,
6 that's part of the disagreement, about which is the
7 legal mechanism by which you address the lead-base
8 paint in closing bases. DOD says it is Title X,
9 and EPA's been saying that it is CERCLA. I just
10 wanted to kind of remind you all that it is, in
11 fact, a legal disagreement, so I'm not sure who's
12 going to resolve it, or how it's going to be
13 resolved.

14 BOARDMEMBER WINSHIP: What are the
15 guidelines that you are talking about? Is it
16 guidelines about decision making, or is it a
17 guideline for the actual removal?

18 BOARDMEMBER WORK: I don't know what
19 guidelines DOD is going to be involving. Like I
20 said a moment ago, I really don't know if EPA has
21 made any announcements following the collapse of
22 these discussions. I know that since EPA has
23 historically maintained that you address lead-base
24 paint at closing bases through CERCLA, then we
25 would probably favor a CERCLA process to resolve
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1 you that are not familiar, this is schedule
2 consistency review done by BCDC for work within so
3 many 100 feet within the Bay. BCDC stands for, San
4 Francisco Bay Conservation Development Commission.

5 FACILITATOR KERN: Meeting
6 adjourned. Thank you for your participation
7 tonight.

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RESTORATION ADVISORY BOARD MEETING

REPORTER'S CERTIFICATE

I, Elizabeth Valstad, do hereby certify that the foregoing is a true and correct statement of the testimony and proceedings had in the within-entitled matter and that the same is a full, true and correct transcription of the shorthand notes as taken by me in said matter.

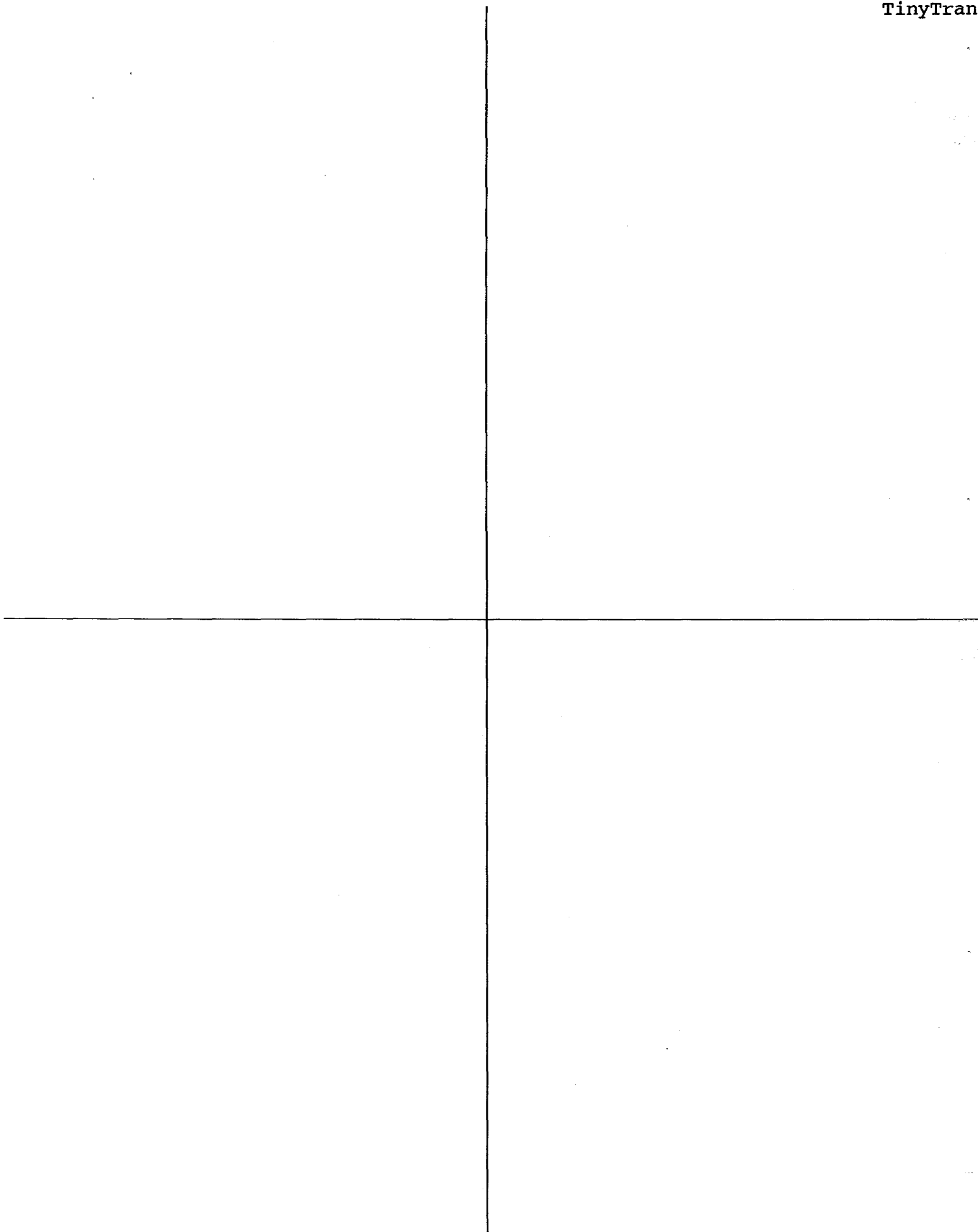
Dated: At San Francisco, California this _____ day of _____, 1998

Elizabeth Valstad

RESTORATION ADVISORY BOARD MEETING

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THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, JUNE 9, 1998

HELD AT

THE GOLDEN GATE CLUB
135 FISHER LOOP
SAN FRANCISCO, CALIFORNIA
7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

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2 RICHARD SERAYDARIAN (EPA/Region 9)
3 TRACY WRIGHT
4 ANDREW YOUNG
5 MARK YOUNGKIN
6 JIM MEADOWS (Representing the Presidio Trust)
7 SHARRON RECHKOF (Representing the Presidio Trust)

RESTORATION ADVISORY BOARD MEETING

RESTORATION ADVISORY BOARDMEMBERS:
(COMMUNITY AND TECHNICAL)

3 SAM BERMAN
4 SAUL BLOOM
5 ED CALLANAN
6 JULIA CHEEVER
7 JOANNE CHOW-WINSHIP
8 MATTHEW FOTTLER
9 ROMY FUENTES
10 ARLEEN GEMMIL
11 BRUCE HANDEL
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22 LOUIS ROSENBAUM
23 RAVI SUBRAMANIAN
24 BRIAN ULLENSVANG
25 MARTHA WALTERS

RESTORATION ADVISORY BOARD MEETING

CLARK REPORTING (510) 486-0700

1 FACILITATOR KERN: Good evening
2 everyone. This is the regularly scheduled meeting
3 of the Presidio Restoration Advisory Board. I'd
4 like to welcome everyone here tonight. The Army,
5 contractors, regulators, city officials, and
6 members of the Presidio Trust, welcome. And
7 particularly, members of the public that are here
8 tonight. Does everyone have an agenda? Are there
9 any changes or additions to that? All right,
10 seeing none. Any announcements anyone has before
11 we get started? Very good. Moving rather quickly
12 onto Item No.4.

13 BOARDMEMBER YOUNGKIN: The committee,
14 as a whole, met on May 26th. We started off with a
15 presentation by Leo Barker and Paul Scalari, of the
16 National Park Service. They gave us an overview
17 and an update on the status of their archeological
18 program at the Presidio. They included discussions
19 of the Crissy Field investigations for
20 archeological features there that should be in a
21 report in the next month or two. We also had Bob
22 Horner from the ATC. Bob answered questions from
23 the committee on recycling of landfill materials.
24 The committee had been exploring the recycling of
25 landfill materials and the possible TAPP grant

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1 proposal, and that's still in the first stages. We
2 also had a discussion regarding the Feasibility
3 Study and the recent release of the community
4 comments on that. Julia Cheever discussed the
5 newsletter article coming up. Did that get
6 finished?

7 BOARDMEMBER CHEEVER: The article is
8 finished, and Lucy says that the newsletter is soon
9 to go to print.

10 BOARDMEMBER YOUNGKIN: So look for
11 the RAB article in the next newsletter. Also, some
12 of the new members were discussing among themselves
13 about possible dates for a tour of the Presidio for
14 the new members. Have you come up with any dates
15 for tours?

16 BOARDMEMBER WRIGHT: Nothing final.
17 I was looking to see if anyone is interested. Just
18 give me a call. Do you have any dates that you
19 want to set right now?

20 BOARDMEMBER YOUNGKIN: No. As soon
21 as we come up with potential dates we'll coordinate
22 it with the Public Affairs Office.

23 We have also had a Main Installation meeting
24 on June 1st. This was a smaller subcommittee
25 meeting and a showcase from EKI. Sharron Rechkof,

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1 to come from time to time, I have duplicate
2 meetings this evening. Sharron is our official
3 representative and is to be here constantly. She
4 does come back and we discuss, one-on-one, the
5 ideas that have come out of the RAB committee and
6 how we're moving forward.

7 Let me give a little bit of background about
8 where several of the staff have come from for the
9 Presidio Trust.

10 I was executive director of the closed Lowry
11 Air Force Base from Denver, Colorado. That was a
12 base that closed in 1994, September 30, a very
13 similar date obviously. We took over as the local
14 redevelopment authority, and basically, we're
15 charged as being the caretaker for a year, then we
16 took on the task of working with the Department of
17 the Air Force and also with the regulatory agencies
18 in Colorado, in trying to deal with the remediation
19 issues that Lowry faced.

20 Again, 2000 acres in the center of Denver. A
21 lot of similarities to the Presidio. We had a
22 large 72-acre landfill which was primarily
23 municipal waste. We had underground storage tanks,
24 substantial numbers. We had all the
25 petroleum-related type uses. We also had a very

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1 from the Presidio Trust, presented the results of
2 their remedial action report. They provided us
3 with three copies of a full report and six or seven
4 summary copies for the use of RAB members, so we
5 can distribute those amongst ourselves for review.

6 The next committee meeting is on June 23rd,
7 Tuesday, at Fort Mason. We would like to discuss
8 the Feasibility Study and its relation to this
9 report, so if everyone could get a chance to look
10 through the summary or the full report by then,
11 that would be helpful. That's about it. Thank
12 you.

13 FACILITATOR KERN: So if people would
14 like to review the full report they should talk to
15 you and we'll coordinate getting those extra
16 copies.

17 Other reports at this point? Okay, let's
18 move onto Item No. 5. We have it labeled as Trust
19 update, but rather than that, I'll leave it to Jim
20 to say whatever he's going to say.

21 MR. MEADOWS: Let me try to give you
22 all just an update on what the Trust is going about
23 right now, in general, and then if you have
24 questions for me I'd be happy to answer them. I
25 would hasten to point out, although, I will be able

RESTORATION ADVISORY BOARD MEETING

1 serious material TCE issue in our groundwater
2 supply, a plume that stretched out as much as a
3 third of the entire project. So I spent four years
4 dealing, basically, with our RAB working with us,
5 and dealing with the Air Force.

6 The only reason I mention this is, what we
7 really investigated is, we're trying to find
8 methods to make the cleanup happen, using the three
9 words -- they are trite, but they are true --
10 faster, better, cheaper, than what was being done,
11 or what was being proposed, and that included new
12 techniques for landfill remediation.

13 What we did, we brought in third-party
14 contractors, such as Flor/Daniel, Bechtel, and a
15 company called Imcon, that were able to help us
16 with expertise that we could then take to the RAB
17 and introduce these methods. We were relatively
18 successful in getting the Air Force to then adopt
19 those methods to help in speeding up and lowering
20 the costs of the remediation, as well as having
21 qualitatively better remediation than would have
22 been planned.

23 But in the process of being the caretaker, we
24 had to grow our staff to about 175 people, and that
25 included licensing and having on-site staff for

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1 hazardous waste removal and taking it off site.

2 The head of my facilities that I had in
3 over I brought to the Presidio. He comes to the
4 Presidio with a very strong basic knowledge of
5 overseeing remediation activities, and also, where
6 necessary, to actually initiate remediation
7 activities. We had the lead-base paint and
8 asbestos issues. The base and all of the housing
9 were about the same age as the 20th Century
10 versions of the Presidio, but not as old as some of
11 the 1800s buildings.

12 In addition to that, we would go through a
13 remodeling process with about 800 buildings and we
14 had to deal with very similar issues to what we are
15 faced with here. And all I mean by that is,
16 basically, we want to bring a body of knowledge to
17 ask the questions to help you all, where
18 necessary. If we don't have information, perhaps,
19 we can be a resource to help provide third-party
20 expertise, not in the way of trying to in any way
21 take away from the RAB, but to work with the RAB
22 totally, and to act as another source of expertise
23 and another source of outreach to try to find new
24 solutions.

25 I have told various public groups that I
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1 things coming out of the Park Service in
2 partnership with the Trust. One is the Vegetation
3 Management Program, which will become part of a
4 public process over the next six months. That
5 Vegetation Management Program is very ambitious,
6 and I've seen a preview of it, and I think it's
7 very well done.

8 This program will deal with the historic
9 forest areas of the Presidio, which are about 20
10 percent of the total area, the native plants areas
11 of the Presidio, which are about 30 percent of the
12 Presidio, and the landscaped areas of the Presidio,
13 which constitute the other 50 percent.

14 I think the Park Service has done a whale of
15 a job in the first draft of putting that together
16 and it will start coming out for public comment.
17 It really is methodology for how we move forward
18 together on the real reason why we're here. We're
19 not here to lease buildings, although, that's part
20 of our function. We're here to preserve the park,
21 and that's our main function.

22 So I hope that you can look at the Trust as
23 not an interloper, not trying to come in and do
24 something adverse to the process that's already in
25 place, but if we can become a help to that process

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1 firmly believe that to meet our 15-year plan for
2 financial self-sustainability, we have to find a
3 faster remediation process than what was originally
4 proposed, timetable-wise, for the Presidio. I
5 stand by that statement, that we have to find a
6 faster method, and hopefully, along with that would
7 be better methods.

8 So what the Trust is doing, we've been
9 building our staff. We've been working on the
10 transition from the Park Service, as I think
11 everyone is aware, on July -- by law, by July 8th,
12 but in practice, by July 1st, we'll take over
13 control of about 80 percent of the Presidio, the
14 operations and management control of those areas,
15 and the non-beach areas. That doesn't mean the
16 Park Service goes away. We're doing that in
17 partnership with the Park Service where we're the
18 lead agency in that case, and the Park Service will
19 retain the functions for interpretations and
20 visitor's centers, but we'll be working together on
21 open-space issues and other issues facing the whole
22 Presidio.

23 I would point out to you, that although the
24 RAB is formed to deal with environmental
25 remediation, primarily, there are some exciting

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1 then that's what we're after.

2 I think that through the discussions that
3 Sharron and others have shared with you all, I
4 think you are aware, and I'll just preempt one
5 question, that we are in discussions, parallel
6 discussions, to the Feasibility Study process.
7 We're in parallel discussions with the Army to look
8 at the possibility of finding ways to advance the
9 remediation process, both from a timetable and from
10 a quality of remediation, that's more of a global
11 settlement for the Main Installation of the
12 Presidio. Those go on in parallel to what's
13 happening during the feasibility process, but
14 they're not -- again, if they move forward, they
15 will move forward with the RAB and with the
16 regulatory agencies being totally on board and
17 being totally involved and totally part of the
18 process. And if they are successful, then I think
19 it is a win-win situation.

20 I've been talking to levels up to and
21 including the assistant-secretary level of the
22 Army, the deputy-secretary at the Department of
23 Defense, saying that they support the ideas, they
24 support the goals. And where the Army is happy,
25 the RAB is happy, and the regulators are happy,

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1 then I can guarantee the Trust will be happy, as
 2 far as what the result will be.
 3 I don't know what questions you have of the
 4 Trust. We have a lot of simultaneous activities
 5 going on. Our staff is getting larger. This
 6 transition time is coming to a close. We have to
 7 file our financial management program with Congress
 8 by July 8th. I would only point out, since a lot
 9 of people here on the RAB have heard that
 10 presentation, that program is a technical
 11 requirement only with Congress. It does not, in
 12 any way, change the General Management Plan
 13 Amendment, which remains our baseline document for
 14 moving forward. And included in the GMPA is the
 15 environmental impact statement associated with the
 16 GMPA. So we are moving forward with that
 17 baseline. We have to file this technical report,
 18 but primarily, we are more excited about the ideas
 19 of open-space management, how we can work in
 20 partnership with the Park Service on that, that we
 21 are, with the technical aspects of this Financial
 22 Management Program.

23 So basically, that's where we're at right
 24 now. As far as these negotiations that are
 25 ongoing, they're there, they are out in the open,

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1 Presidio since 1990.
 2 BOARDMEMBER WILKINS: Department of
 3 the Army, and I manage the cleanup program.
 4 BOARDMEMBER HANDEL: Bruce Handel,
 5 U.S. Army Corps of Engineers, technical manager for
 6 the program.
 7 BOARDMEMBER ULLENSVANG: Brian
 8 Ullensvang, with the National Park Service.
 9 BOARDMEMBER LAHREN: Leeann Lahren, a
 10 community member, and I represent the Sierra Club.
 11 I work as an environmental lawyer.
 12 BOARDMEMBER CHEEVER: Julia Cheever.
 13 I represent the Planning Association of the
 14 Richmond District on the Board, and I'm also a
 15 journalist who covers legal matters, one of them, I
 16 guess, is from the point of view of people who live
 17 nearby and use it for recreation.
 18 BOARDMEMBER YOUNG: Andrew Young.
 19 I'm a community member and my interest is in
 20 anthropology.
 21 BOARDMEMBER O'HARA: Peter O'Hara.
 22 I'm a community and a member of the Board of
 23 Directors of the Cow Hollow Association.
 24 BOARDMEMBER FOTTLER: My name is
 25 Matthew Fottler, and I'm also a community member.

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1 they are real. We're going to Washington on the
 2 6th and 7th of July, to basically continue those
 3 negotiations, and then the Army will be out here,
 4 I'm sure, within a period of a couple of weeks
 5 after that, as an ongoing process. We will provide
 6 a report to the RAB as we go along. From the
 7 reports that Sharron and EKI put together, the idea
 8 is to have everybody be on the same page at the
 9 same time as to how these are moving forward. And
 10 if they work, they work, if they don't, we have a
 11 straightforward process, the traditional process,
 12 to fall back on.

13 FACILITATOR KERN: Thank you. It
 14 was mentioned, prior to the meeting, that it might
 15 be useful for the RAB members to just do a couple
 16 of sentences about who they are, and introduce
 17 themselves to both of you, so you know what kind of
 18 expertise is on this Board.

19 I could start. You know me, Doug Kern. I
 20 facilitate the meetings, and I'm involved in a lot
 21 of the committee work. I have a geophysics
 22 background. I worked at a major oil company.

23 BOARDMEMBER HENDERSON: Roger
 24 Henderson, U.S. Army Corps of Engineers, registered
 25 Civil Engineer, technical team leader for the

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1 BOARDMEMBER SUBRAMANIAN: I'm Ravi
 2 Subramanian. I'm a community member and my
 3 background is in environmental analysis and
 4 regulation.

5 BOARDMEMBER CHOW-WINSHIP: I'm a
 6 neighbor, member of the Presidio Alliance,
 7 architect, and I work for the Health Department.

8 BOARDMEMBER HULTGREN: I'm Julian
 9 Hultgren, and I'm a retired attorney, and I live a
 10 half a block from the Presidio. I'm a community
 11 member.

12 BOARDMEMBER CALLANAN: Ed Callanan.
 13 I'm a community member, and I'm an administrator
 14 with the State Division of Occupational Safety and
 15 Health.

16 BOARDMEMBER ROMAN: I'm Ellie Roman.
 17 I'm a community member with a background in
 18 environmental law. I'm most interested in
 19 preserving the open space and natural resources of
 20 the Presidio.

21 BOARDMEMBER BERMAN: I'm Sam Berman.
 22 I'm a neighbor and community member and a physicist
 23 by training. I'm interested in both the
 24 administrative process, which has been touched on
 25 this evening in a way which I hadn't heard before.

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1 I'm also interested in some of the technical issues
2 that evolve here. I've been a member of the RAB
3 v for a short time, but I find the committee's
4 k to be very admirable.

5 BOARDMEMBER WALTERS: I'm Martha

6 Walters. I work for the Mayor's office at Treasure
7 Island, and I do environmental work for Treasure
8 Island and for the Bay View area. I used to work
9 for the National Park Service on the Presidio
10 project.

11 BOARDMEMBER WRIGHT: I'm a community

12 member. I work on the Presidio, and I'm also a
13 resident on the Presidio. I spend about 90 percent
14 of my time here. I have a background dealing with
15 environmental issues, and I'm just mostly
16 interested in preserving open space and looking
17 forward to preserving a clean environment.

18 BOARDMEMBER MONAGHAN: My name is Jan

19 Monaghan. I'm a certified facility manager. I'm a
20 community member, and I'm interested in the
21 Presidio in terms of the reuse and the cleanup.

22 BOARDMEMBER GEMMIL: My name is

23 Arleen Gemmil, and I'm a community member for the
24 organization, Save the Bay. I have a special
25 interest in the wetlands preservation.

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1 licensed personnel, as far as dealing with
2 hazardous waste materials. He has worked in the
3 federal system for, approximately, 11 years, where
4 he was working for the Department of Corrections as
5 a facility manager at various facilities. Then he
6 spent four years at Lowry doing all the facility
7 work for our closure. In that case, because we had
8 our own staff and crew, we were actually doing a
9 lot of the lead-base paint abatement, and the
10 asbestos abatement, with license crews that were on
11 staff, and then overseeing the construction going
12 on. We would step in, where necessary, to help out
13 with any cleanup that was discovered during the
14 construction phase.

15 BOARDMEMBER CHEEVER: I have a

16 question that is somewhat related to reuse as it
17 intersects with cleanup issues and planning. At
18 your meeting last night you mentioned replacing the
19 housing on upper MacArthur Avenue, which, of
20 course, is in the Tennessee Water Hollow Shed.
21 Does that mean you would replace it in a different
22 to keep that area more natural?

23 MR. MEADOWS: When we were talking

24 about replacement that was the Wherring and the
25 MacArthur housing. Which, according to the General

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1 BOARDMEMBER ROSENBAUM: My name is

2 Louis Rosenbaum, I'm a community member. I work in
3 the environmental industry and project management.
4 My interest is, I thought I could help.

5 BOARDMEMBER YOUNGKIN: My name is

6 Mark Youngkin, and I'm the community cochair. My
7 background is in geology.

8 MS. RECKHOF: Sharron Reckhof,

9 Presidio Trust, environmental specialist. I've
10 been working on base closure for seven years now.

11 BOARDMEMBER FUENTES: Romy Fuentes.

12 I represent CAL/EPA, Department of Toxics. In
13 addition to the Presidio, I'm also working at the
14 Oakland Army Base.

15 MR. SERAYDARIAN: I'm Rich

16 Seraydarian. I'm representing EPA, Region 9. I'm
17 sitting in for Michael Work, who is on travel this
18 week.

19 FACILITATOR KERN: Thank you

20 everyone. And thank you, Jim, for being here
21 tonight.

22 BOARDMEMBER ROSENBAUM: What was the

23 gentleman's name you brought from Denver?

24 MR. MEADOWS: Bruce Anderson. He's

25 the facility's director. Again, he is one of the

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1 Management Plan Amendment, is scheduled for
2 removal, which means demolition or movement, and
3 then turning it back into open space as part of our
4 commitment for adding about 25 percent to open
5 space at the Presidio.

6 Another General Management Plan concept is
7 providing as much work-force housing at the
8 Presidio as possible, so that we cut down on the
9 trips going back and forth, the traffic trips. And
10 our goal is to have a stabilized number of housing
11 units of about 1600.

12 So the idea is, after the Wherring units and
13 the MacArthur units are removed, is to build
14 replacement housing in areas of the Presidio that
15 are already non-open space areas; i.e., improved
16 areas of the Presidio, such as the Letterman/Lair
17 area, which might house half or more of those
18 additional housing units. So we would stay with a
19 stabilized number of housing units of about 1600 by
20 the time we were complete.

21 BOARDMEMBER BERMAN: You mentioned

22 this evening that you would like to accelerate the
23 remediation process. Do you have any particular
24 thoughts on how a volunteer organization like the
25 RAB might be able to contribute to that in ways

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1 that haven't been done thus far?

2 MR. MEADOWS: First of all -- and I
3 come from four years of experience with another RAB
4 -- I can tell you from firsthand knowledge now,
5 and secondhand information from the day I got here,
6 the RAB process in Colorado was much different. It
7 was actually instituted by groups that were trying
8 to impede the whole process of redevelopment, and
9 it took a period of time before the RAB caught up
10 with the overall plans the community was interested
11 in.

12 With the expertise that I hear on this RAB,
13 what our proposal is, is in bringing new ideas and
14 potentially new solutions to the various
15 remediation processes, we would like to get the
16 feedback through the RAB, and find out, basically,
17 how do other people feel about that. We're not
18 proposing to bring theoretical ideas, but ideas
19 that have been used, case studies, where they have
20 been used elsewhere.

21 In the case of Lowry, with the TCE, we went
22 to Tulsa, Oklahoma, and there was a case study
23 where we were able to shrink that particular plume
24 by 90 percent in 18 months, whereas, the
25 traditional process was a 20-year pump and treat

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1 MR. MEADOWS: It has been put forward
2 to the public in three public workshops and one
3 public hearing, with another public hearing
4 tomorrow evening with the Advisory Commission. All
5 of the material facts, which include the slide
6 presentation we presented, as well as all the
7 factual assumptions going into those material
8 facts, have been presented and made available in
9 writing. The only thing left to do will be the
10 final wordsmithing of, literally, the "ands," and
11 "these" that go around those material facts, and
12 that will be presented and will be made public
13 simultaneously when it's published with Congress.

14 What we have represented to the public is
15 there will be no material fact changes in our
16 program other than the input that we have received
17 at these various public meetings and workshops that
18 we've been having. Basically, we're taking that
19 input and the final portion of that plan, both the
20 slides, the assumptions, and everything else, will
21 be made public prior to the final draft being
22 written.

23 We had a little bit of a chicken and egg. If
24 we had presented a semi-bound document, even marked
25 "draft," then it would be, "Well, are you really

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1 process that so far, to my knowledge, has not been
2 demonstrated to be totally successful in almost any
3 occasion, but it is a long-term process.

4 If I could trade a process that's better of
5 18 months, for one that's going to last for 20 to
6 30 years, I'd like to bring those ideas forward and
7 bring them to the RAB for your input, and then go
8 forward from there.

9 BOARDMEMBER BERMAN: So you see the
10 RAB as being a sounding board on new ideas to be
11 developed by your staff and other case studies and
12 previous experience?

13 MR. MEADOWS: Well, that sounds a bit
14 presumptuous on our part, no. I think a sounding
15 board, certainly. But I think the RAB has an
16 institutional place at the table for the
17 decision-making process. So, yes, we'd like to
18 bring the ideas as a sounding board. But, yes, we
19 feel that both the RAB and the regulatory agencies
20 have to have a full buy-in of those ideas before
21 they move forward.

22 BOARDMEMBER LAHREN: You mentioned
23 the Financial Management Plan. Is that being put
24 into a written document, and if so, will it be
25 available to the public?

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1 seeking our input?" And if we just present the
2 assumptions and the material facts, there's been
3 comment, "Well, you haven't given us the document."
4 We choose to go the latter route, rather than the
5 former route. But we have represented, and I'd be
6 willing to stand by the fact, that there will be no
7 material facts in any report that have not been
8 presented in our public workshop and our public
9 hearings.

10 BOARDMEMBER YOUNGKIN: Jim, do you
11 have a deadline for concluding your negotiations
12 with the Army, or is there an open-ended process,
13 or is there a certain point where you feel it's not
14 worth pursuing further?

15 MR. MEADOWS: I don't accept that
16 premise that it's not worth pursuing further, so
17 there's not a deadline. Certainly, our interest
18 and the Army's interest, I think, are mutual. That
19 is, the faster we can reach a tentative solution
20 and bring in all parties and get a buy-in to that,
21 we're all better off. I'm not going to set an
22 arbitrary deadline and say we have to have it done
23 by a date certain.

24 BOARDMEMBER SUBRAMANIAN: Will that
25 advisement plan be made available to the RAB, in a

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1 sort of summary format?

2 MR. MEADOWS: Let me correct the
3 terminology for a second. The General Management
4 Amendment is published, it is available. It
5 was published in 1994, and that is available now.
6 The Financial Management Program, when it is
7 published with Congress, absolutely. We'll have
8 copies, both available at the office -- all of our
9 constituency groups, including the RAB, the
10 Advisory Commission, and everyone will have
11 multiple copies available. We'll also, by that
12 point, have it available on our website. We're
13 trying to get up as quickly as possible so anyone
14 can access it through the internet.

15 FACILITATOR KERN: Well, thank you
16 very much.

17 BOARDMEMBER LAHREN: Just one quick
18 question. What's the address of your website?

19 MR. MEADOWS: It's unknown. We're
20 just establishing it. Basically, we have a target
21 of July 15th, to have the website up. If you can
22 imagine, all these things going on simultaneously.
23 We didn't have a staff four months ago. Now we
24 have a staff, and we're doing all this transition.
25 We're taking over the property management of all

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1 will give a presentation on what we've done to
2 date.

3 At each of the Crissy Field sites we are
4 excavating soil for off-site disposal. We are
5 currently working at four of the sites there. East
6 of Mason, Building 979, Building 950, and the
7 Crissy Field Rifle Institute.

8 At the end of April we began field
9 construction activities. The original quantity
10 that was specified in the RAB was 40 tons. We have
11 to date excavated 250 tons. We're continuing
12 excavation. Currently, we expect to be at 450 tons
13 when we complete work at this site.

14 We started working at the 979 area. To date
15 we are at 575 tons. We have some final cleanup
16 work to do. We expect a total of 800 tons to be
17 removed.

18 Building 950. Excavation at 950 was to
19 remove 8,000. We've got 4,275 removed to date.

20 The last of the sites that we're currently
21 working on is the Rifle Institute. Work to date,
22 removed 1,050 tons and we expect to remove 5,500
23 finish work in that area.

24 Building 937. We start next week, and this
25 activity will include soil removal from a former

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1 the properties, having to oversee the maintenance
2 function, and then with the negotiations ongoing
3 with the Army, we're having to do several things
4 simultaneously, so we're out-sourcing things like
5 our website. Our target is to have it up by July
6 15th.

7 We'd like to get input back, also. If we can
8 take things from the RAB and put them on our
9 website so that we can have a wider dissemination,
10 we're happy to.

11 Also, if no one objects, I would just take
12 the list of the RAB members and automatically add
13 you to our database, so our newsletter, as they
14 come out, that you automatically receive them,
15 unless there's an objection, I would just
16 automatically submit them to everybody on the RAB.

17 FACILITATOR KERN: No objections. We
18 have a variety of presentations this evening by the
19 Army and their contractors. We'll begin with S.B.

20 BOARDMEMBER HANDEL: We'll have Mark
21 Scanlon, from IT Corporation, make this
22 presentation.

23 MR. SCANLON: You may recall last
24 month in the RAB meeting we had just begun field
25 activities in the Crissy Field area. Tonight I

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1 tank location, and the removal of the groundwater
2 treatment system.

3 In mid June we'll start work behind Building
4 924 at the former firing range. The total expected
5 quantity at that site is 1500 tons.

6 After Building 924 we'll begin work at the
7 923/937 site. Approximately, 1500 tons of soil
8 will be removed from the area behind the former
9 hanger and maintenance buildings. We anticipate
10 starting this work at the end of June, along with
11 another site, the 640/643 area.

12 The 643 area is on the south side of Mason
13 Street. The soil will be removed from the 640
14 courtyard and the area behind the 643 building.

15 This is the final remediation action site.
16 We are currently doing sampling in the Fill Site 7
17 area to further refine our excavation. We expect
18 to begin soil removal in mid July. There's an
19 estimated 13,500 tons to be removed from Fill Site
20 7.

21 In summary, the original quantity of
22 estimated soil in the RAP was 17,300 tons. Today
23 we have removed just over 6,000 tons, and we expect
24 to remove, approximately, 34,000 tons to complete
25 the remedial action. That's it. If there are any

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1 questions, I'd be happy to answer them.

2 BOARDMEMBER O'HARA: Just so I can
3 get some kind of an idea of what kind of volume is
4 involved in a ton. How many cubic yards does it
5 take to make a ton?

6 MR. SCANLON: About 1.5 tons per
7 cubic yard.

8 MR. SERAYDARIAN: Is that soil going
9 off site?

10 MR. SCANLON: Yes, it's all going off
11 site. It's going to various locations, depending
12 on the contaminates in the wells.

13 BOARDMEMBER HANDEL: How many trucks
14 are leaving the Presidio per day right now?

15 MR. SCANLON: Per day we are at about
16 35 trucks. We intend to raise that substantially
17 by mid July.

18 BOARDMEMBER LAHREN: So a cubic yard
19 is a yard. That was 1.5 tons?

20 MR. SCANLON: Yes.

21 BOARDMEMBER LAHREN: That's really
22 heavy.

23 BOARDMEMBER HENDERSON: It is heavy.

24 And when you get water in there then it's really

25 heavy. And that's actually light for soil, it's

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1 and do you take out other things if you find them
2 unexpectedly at a given site?

3 MR. SCANLON: We won't usually find
4 anything unexpectedly because we won't test for
5 it. All that's been done before we go in and do
6 remedial action. Unfortunately, once we start
7 construction, the manpower and equipment is just
8 not conceivable to take that many samples for that
9 high of amount of contaminates.

10 BOARDMEMBER CHOW-WINSHIP: Just
11 following along the same line of questioning. If
12 you could help me visualize what happened at East
13 of Mason, when you had such a small estimate, 40
14 tons, I guess, and that went up to close to 500.

15 MR. SCANLON: Unfortunately, on very
16 small sites, there is a good chance that you're
17 going to end up with a large percentage growth on
18 the estimated volume, because we didn't think it
19 was based on two samples. And so the surrounding
20 samples were pretty far from one another, so as we
21 get into it we're finding more and more.

22 BOARDMEMBER BERMAN: Could you say,
23 in bringing me another physical dimension, how,
24 typically, the excavation is? I mean, you're
25 talking about volume of material, but how deep down

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1 mostly sandy. You can get other soils that are a
2 lot heavier than 1.5 tons per cubic yard.

3 Sometimes they are 1.75, 1.8 tons.

4 BOARDMEMBER CHEEVER: Is there any
5 one reason why the actual amount is increased over
6 the projected amount, or does it vary from site to
7 site?

8 MR. SCANLON: It varies quite a bit
9 per site, but the RI investigations do the best
10 they can to define the soil quantities. We go in,
11 in a very detailed fashion, and take confirmation
12 samples and are able to usually find more soil than
13 we can with a few soil borings.

14 BOARDMEMBER CHEEVER: What makes you
15 decide that you need to take more out in a given
16 area? Because it exceeds levels of the given thing
17 that you were --

18 MR. SCANLON: Yes. We have
19 contaminants of concern on each of the sites and we
20 sample specifically for those. The levels are
21 decided on through the base cleanup team.

22 BOARDMEMBER CHEEVER: But I know, for
23 instance, on your list you say, such and such
24 things are being excavated at a given site. Does
25 your extra soil boring test for other contaminates,

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1 do you go on these various sites?

2 MR. SCANLON: Our deepest excavation
3 is six feet, and that's at Building 950. Most of
4 the excavations are less than three-feet deep.

5 BOARDMEMBER BERMAN: Is there any
6 replacement?

7 MR. SCANLON: We're going to
8 coordinate the site restoration with the Park
9 Service. In areas where they are planning to do
10 additional work in the summer for the wetlands we
11 won't restore the sites, we'll probably just grade
12 them to be safe for park users. If it is behind a
13 building or places where the public doesn't go or
14 they're not going to be part of the GGNPA's
15 project, then we'll restore those to the way they
16 were.

17 BOARDMEMBER BERMAN: At the present
18 time, when you do these excavations, is there any
19 attempt to grade them so they are not precipitous,
20 or are they just holes?

21 MR. SCANLON: They're holes. In the
22 deeper holes, in the 979 area, we have covered
23 those with fence panels. But we also surround the
24 sites with fences and warning signs.

25 BOARDMEMBER HENDERSON: All of our

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are fenced off so the general public can't get in. Although, when I was out jogging this morning, there are some holes that are about that deep. They are all fenced off. Later on we can grade the site so we can use it.

BOARDMEMBER BERMAN: So there's no concern about erosion? That the quality of the soil is such that you don't have to worry about that?

BOARDMEMBER HENDERSON: Actually, I was at the Crissy Field Rifle Institute. Those are nice vertical walls, it hasn't sluffed at all, even the East of Mason site. But they're relatively vertical. These are only three-feet deep.

BOARDMEMBER YOUNGKIN: Can you give us the range of the disposal cost that are current right now?

MR. SCANLON: For a nonhazardous waste, it's about \$21 a ton, just for disposal. For a California hazardous waste, it's about \$52. For a Class 1 waste -- we have a Class 1 waste that requires stabilization -- that's at \$146. Those are the three types of soil that we're moving.

BOARDMEMBER BERMAN: Is there any asbestos at all in the materials that you have

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1 percent more than what you have estimated, even though it's seven times?

MR. SCANLON: That's a tough one for me.

BOARDMEMBER HENDERSON: I'm not sure what your question is.

BOARDMEMBER SUBRAMANIAN: In any project, when you start off with an original estimate, and you have a change order, there is obviously added cost. What I'm trying to gather, when you start off with a 40-ton estimate and you end up with 450 tons, what is that percentage difference?

BOARDMEMBER HENDERSON: Well, since the East of Mason stuff goes to a Class 2 landfill, that's \$21 a ton disposal, and we have some other costs for shipping it out, and everything else, so \$80 times 400. But we haven't finished the project so we can't say we're over, project wise.

BOARDMEMBER GEMMIL: Are you on schedule?

MR. SCANLON: Right now we are a bit behind schedule, and that's mostly due to the late-season rains. We've run into a few areas where there are some archeological concerns, but

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1 removed?

MR. SCANLON: No, not that we've seen.

BOARDMEMBER SUBRAMANIAN: What is the difference in cost when you thought it was originally 40 tons, as a percentage, and now you say 450? About what is the approximate difference in cost?

MR. SCANLON: We have an incremental cost. We have some cost to do the workplans and coordination, and that kind of thing. So for incremental cost, we try to handle those as best we can through our contract.

BOARDMEMBER SUBRAMANIAN: I'm trying to get the percentage difference between your original estimate and when you ended up doing it. What is the difference in cost?

MR. SCANLON: That's kind of a difficult one for me to answer. On a site like East of Mason where the soil is seven times more, it's not seven times more cost. We'll see a bit less than the -- multiplying times the amount of increase.

BOARDMEMBER SUBRAMANIAN: So if you look at it as a percentage, you're talking about 20

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1 we're planning on getting our production rate back to where we can get to our goal of finishing.

BOARDMEMBER GEMMIL: Finishing mid July?

MR. SCANLON: No. We'd like to finish August 1st.

FACILITATOR KERN: Anything else? Thank you. Next is the Crissy Field Contingency Plan.

MS. PATTON: Most of you know me. I'm Cathy Patton, and I'm with Woodward/Clyde. I'm part of the IT team working at the Presidio. I'd like to cover, tonight, sort of a brief overview of the Contingency Action Plan for the Crissy Field restoration project.

Specifically, I'll talk about the background for the Contingency Action Plan, the purpose of the plan, some of the highlights so you can get a feel for it, the outline, which will also tell you a little bit about the scope of the plan, the general process that we're using in the plan, and then the schedule that we're on for the project for the plan.

As we just talked about, GGNPA will begin their restoration construction activity for July

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1 and August, that schedule is still flexible. And
2 as you know, we just recently prepared the remedial
3 action plan for Crissy Field, which describes the
4 remediation that's being conducted before GGNPA
5 starts their construction activities.

6 That remedial action plan also states that
7 this contingency plan will be prepared prior to the
8 restoration construction activities. And just as a
9 point of background, the Army is preparing the plan
10 right now. It's in its final draft stages, and
11 they prepared it in association with the Park
12 Service and GGNPA.

13 The purpose of the plan is that the plan
14 provides a program that allows us to address the
15 potential for unidentified contamination to be
16 encountered during the restoration construction
17 activities. We characterize the area, we're out
18 there conducting the remediation right now. Due to
19 the nature of the activities in that area,
20 historically, and the massive work that's going to
21 be done, we realized that we could encounter
22 something, so we need to be prepared. We need to
23 manage any material that we might encounter
24 appropriately and keep the restoration construction
25 project on schedule. So that's the purpose behind

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1 regulatory applicability. It talks about the
2 different regulations that apply, the cleanup
3 levels that we're going to use, so it is all
4 specified right there. The meat of the plan is in
5 the contingency.

6 Pre-restoration construction activities talk
7 about the health and safety plans that we use.
8 Staging areas that we'll look at to decide whether
9 or not we need to construct temporary staging areas
10 before we start the work, so if we encounter
11 something we have a way to handle it. It talks
12 about subcontractor coordination. Permits,
13 clearances, notifications that we need. How we're
14 going to handle any cultural or archeological
15 things that we might encounter, and also, kickoff
16 meetings for the plan. So the meat of the plan is
17 in the contingency response procedures, and I'll
18 come to this in a minute.

19 Then the plan goes on to talk about how we're
20 going to document the activities if we come across
21 something.

22 So let me talk for a minute about the general
23 process that the plan describes. We're currently
24 working on some of the details in the plan.

25 The general process involves observing and

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1 the Contingency Action Plan.

2 The plan provides flexible coordination
3 between the Army, the Park Service and GGNPA. It
4 includes specific testing and sampling details,
5 mostly by reference to other documents so we know
6 exactly how we're going to proceed. It applies to
7 levels that are specified in the RAP. It complies
8 with the ARARs, or the regulations in the RAP.
9 It's protective of the public, and again, it's a
10 cooperative effort between the Army and the
11 National Park Service and GGNPA.

12 This is essentially the outline of the
13 report, which gives you an idea of what the scope
14 is. Like most reports, it has an introduction, and
15 in the introduction it talks about the purpose of
16 the plan, how the plan is going to be implemented.
17 One of the most important things in the
18 introduction is it has a section on the roles for
19 different people who will be participating. It
20 explains what their roles will be, what their
21 responsibilities will be, so it clarifies how
22 things will be done. The plan itself includes a
23 lot of flow charts that talk about some of the
24 response procedures.

25 The second section of the report is the
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1 identifying potential sources of contamination.
2 The notification upon identifying the source to the
3 appropriate personnel, the on-site people that are
4 in the field will notify the Army. The Army will
5 send a representative to the field. The team that
6 meets on site will conduct a source evaluation and
7 determine which way to proceed and how to remove
8 the source.

9 The source evaluation sort of separated the
10 plan into the potential of encountering four types
11 of contaminate sources. Visibly stained soil, or
12 soil that has an odor to it that might be
13 indicative of potential contamination. Drums,
14 containers, things like that. Asbestos containing
15 debris, and also, things we don't expect to
16 encounter, medical waste, or something like that,
17 but we need to plan for it.

18 So once we find a source and we evaluate it,
19 it will be removed, the material will be removed
20 and taken to a temporary storage area. Following
21 that, there's a process for verification sampling,
22 assuring that the contamination has been removed.
23 There's a process for disposing of the soil, if
24 it's going to a temporary storage area.

25 The schedule that we're proceeding on right

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1 The document will be available for regulatory
2 review in mid June, so coming up shortly. It will
3 be finalized prior to GGNPA's restoration
4 construction activities. The document will be
5 available in the BEC Office when it is finalized,
6 if anyone wants to take a look at it. So that's a
7 brief overview.

8 BOARDMEMBER BERMAN: You mentioned

9 very briefly in the previous construction
10 activities, a concern about possible archeological
11 sites, but nothing else was mentioned here. Do you
12 have a procedure plan for dealing with that
13 possibility?

14 MS. PATTON: The Army plans to follow
15 the existing archeological protocols that have been
16 in place a long time here, and it's our standard
17 two-year process that we always use. The Park
18 Service has their own plan or procedures that they
19 will implement if they are involved.

20 BOARDMEMBER BERMAN: So in other
21 words, this is essentially something that you turn
22 over to the Park Service if an archeological site
23 is discovered that wasn't known before?

24 MS. PATTON: No, I don't think it's
25 really a turn over. The protocols that we have in

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1 BOARDMEMBER ULLENSVANG: Leo Barker.
2 For the Park Service, Leo would be the primary
3 contact.

4 BOARDMEMBER ROSENBAUM: How did this
5 differ from a normal Health and Safety Plan for
6 this project?

7 MS. PATTON: There's not necessarily
8 a different plan that will be written. We will
9 follow the standard Health and Safety Plans that we
10 have.

11 BOARDMEMBER ROSENBAUM: For the
12 unidentified contamination you are just going to do
13 what you would do in the Health and Safety Plan
14 anyway, right?

15 BOARDMEMBER HENDERSON: Health and
16 Safety Plans don't deal with cleanup, they just
17 deal with how do you prevent your workers from
18 being hurt. This plan gives us the other portion.
19 If I discovered something, not only are my workers
20 safe, but we have to make the public safe, so we'll
21 end up cleaning this up.

22 BOARDMEMBER HOOPER: Are there any
23 budgetary additions to satisfy additional work?

24 MS. PATTON: This plan does not
25 discuss that aspect.

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1 place are driven by regulations that regulate those
2 kinds of discoveries and notifications. Typically,
3 now, if we come across something in the work that
4 they're doing, if it looks significant, they shut
5 down the job and the archeologist comes out and
6 takes a look, and if the determination is that it's
7 significant, we get the Park Service involved and
8 they also take a look.

9 BOARDMEMBER ULLENSVANG: One of the
10 things that we differ from Crissy Field is the
11 primary focus will be the restoration activities
12 will be undertaken by the Golden Gate National
13 Park's Association working with the National Park
14 Service. So unlike an Army activity, the Park
15 Service and the Association will be giving over the
16 work and following its own protocols for that, as
17 or if contamination is found. Then whoever is
18 taking care of the contamination gets it out of the
19 way of the cleanup following the Contingency Action
20 Plan, and will follow whatever protocols are
21 appropriate, be it the Park Service, the Park
22 Association, or the Army.

23 BOARDMEMBER LAHREN: So who from the
24 Park Service is going to be notified if you come
25 across one of these sites?

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1 BOARDMEMBER HANDEL: This plan
2 doesn't address the budgetary requirements for any
3 unforeseen contaminates. There are agreements
4 between the Department of the Army and the National
5 Park Service if we can't react to a situation and
6 the National Park Service can, there are avenues
7 for reimbursement. It's desired that we would take
8 care of a problem. We don't anticipate there being
9 any large problems.

10 BOARDMEMBER BERMAN: Is the Trust
11 involved with these procedures in any way?

12 BOARDMEMBER ULLENSVANG: For this
13 activity, this is in Area A of the Presidio, which
14 will retain jurisdiction for the National Park
15 Service. So there is a peripheral involved with
16 the Trust, just because we're working together, the
17 Park Service and the Trust, on all the activities
18 right now. But as far as a principle involvement,
19 it's less than some of the other activities.

20 FACILITATOR KERN: Item 5.D.

21 BOARDMEMBER WILKINS: As you heard
22 tonight earlier, from Jim Meadows, and as he's
23 mentioned at the four public meetings regarding
24 Presidio Trust plans, there is a parallel Trust
25 process going on with regards to feasibility sites

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1 in the Main Installation area. One process, as he
2 mentioned, is the high-level negotiations going
3 on. The other process is what the local staff is
4 doing. That process was recently resurrected based
5 on initiatives from the Army. So we're in the
6 process of trying to move the discussions forward
7 with handling the Main Installation at that site.

8 We recently received supplemental comments
9 from the Restoration Advisory Board regarding the
10 Main Installation sites, and also today we received
11 supplemental comments from the Presidio Trust.

12 So the Army is in the process of evaluating
13 these additional comments, and expects to have a
14 series of discussions with the stakeholders to
15 address these concerns and move forward, and try to
16 finalize the FS. We expect that process is going
17 to occur over the next several months.

18 BOARDMEMBER YOUNGKIN: So there's two
19 parallel sets of discussions, negotiations, going
20 on?

21 BOARDMEMBER WILKINS: Yes. As Jim
22 mentioned, right.

23 FACILITATOR KERN: I'm a little bit
24 confused on that. So the Trust and the Army will
25 be having discussions, and then there will be this

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1 Status Reports, on a variety of sites.

2 BOARDMEMBER HANDEL: For the DEH
3 area, we are currently awaiting funding to begin
4 that process again. The last activity was posting
5 the trees for removal; that was a City of San
6 Francisco requirement. We've done that for a
7 period of 30 days. We made sure there was no
8 nesting birds in there. When we receive funding
9 we'll be able to continue our remediation activity
10 there. It is anticipated that the Army will
11 transfer funds to the Army Corps of Engineers
12 within two weeks, and we can proceed shortly
13 thereafter.

14 For the Nike Facility, the group that's
15 preparing the workplan for the removal activity
16 there has passed that plan to the Army Corps of
17 Engineers. It is currently under our review. I
18 would anticipate some updates to that and it then
19 would be available for public and regulatory review
20 on or about the end of June or an early July time
21 frame. We had to make some adjustments to that
22 plan, based on some new requirements for lead-base
23 paint and asbestos. So that cost some additional
24 work on that plan that we hadn't originally
25 anticipated. But again, that plan should be out

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1 other process that you just mentioned?

2 BOARDMEMBER WILKINS: Yes. There are
3 two completely different things going on, and they
4 are not related to each other in any way.

5 BOARDMEMBER CHEEVER: Is the Trust's
6 alternative remedial proposal considered a public
7 document that's in your library at this point?

8 BOARDMEMBER WILKINS: We only
9 received one copy of the document, and we just got
10 it today. As far as I understand, their intention
11 was to submit that as supplemental comments to the
12 FS, just as you all submitted supplemental
13 comments. So when we get an opportunity to make
14 some additional copies, then we'll put them into
15 their respective libraries.

16 BOARDMEMBER HANDEL: Mark had
17 mentioned that the Main Installation Committee had
18 three copies.

19 BOARDMEMBER WILKINS: So you already
20 have three copies for the RAB.

21 FACILITATOR KERN: Any other
22 questions on this topic? Seeing none, why don't we
23 break for 10 or 15 minutes, and we'll finish up.

24 (Break)

25 FACILITATOR KERN: Monthly Reports,

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1 for public and agency review early July.

2 I'm going to pass over Building 207 and let
3 Roger pick that up at the end.

4 FACILITATOR KERN: Bruce, do you have
5 an anticipated time when the remediation might
6 occur at Nike?

7 BOARDMEMBER HANDEL: Yes. Depending
8 on comments from the agency and the public, I don't
9 anticipate very many, it's a pretty straightforward
10 activity, we would anticipate beginning our
11 remedial activities in August.

12 BOARDMEMBER BERMAN: Was the asbestos
13 anticipated?

14 BOARDMEMBER HANDEL: We knew there
15 was an asbestos panel in a firing control room. We
16 didn't anticipate the complications in a workplan
17 for that. More or less, that's Health and Safety
18 requirements with the asbestos and lead-base
19 paint. They are treated rather uniquely in the
20 Health and Safety Plans.

21 Building 680. We recently went back out and
22 excavated an additional 40 cubic yards. I believe
23 we excavated that material, collected some samples,
24 and I believe they resulted in an additional
25 step-out of another 10 cubic yards. Right now

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1 we're waiting data from those samples and it is
2 anticipated that will complete the soil removal
3 activities there. We're anticipating a draft
4 sure report in early August, and that should
5 take care of that site.

6 The golf course. We recently met with the
7 Park Service, the Arnold Palmer Company, the
8 Regional Water Quality Control Board, and the
9 Trust, to discuss a plan of action for the golf
10 course site. That's a petroleum site, if you've
11 forgotten. Part of the problem there revolved
12 around the Arnold Palmer Organization wanting to do
13 some development in an area that we had yet to
14 complete our remediation in. They had some
15 specific plans for storm-water control. The
16 ultimate decision was that we would go ahead and
17 collect some soil-boring information so that they
18 can continue with their design. They would also
19 remove some of the surface features so we could
20 remove about 1000 yards of petroleum contaminated
21 soil. Following that activity we could go ahead
22 and prepare a site investigation report to insure
23 we had good characterization of the site.

24 BOARDMEMBER BERMAN: Is soil removal
25 still going on at the golf course?

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1 BOARDMEMBER HANDEL: Two weeks.

2 BOARDMEMBER O'HARA: And then will go
3 ahead and --

4 BOARDMEMBER HANDEL: Resume our
5 remedial activities.

6 BOARDMEMBER O'HARA: And when do you
7 expect that to be completed?

8 BOARDMEMBER HANDEL: I would say that
9 we have about 475 tons. My guess is that they
10 should be able to complete the remedial removal
11 action in June. Interim data report, closure
12 report, in August, I'm sorry, July or August. If
13 we can't meet the August deadline, we'll provide
14 the Park Service an interim data report so they can
15 proceed with their plans.

16 BOARDMEMBER O'HARA: You're not going
17 to start the work until you get the money?

18 BOARDMEMBER HANDEL: That's correct.

19 BOARDMEMBER O'HARA: It's going to
20 take two weeks to get the money, which is going to
21 put you in the third week of June. You can get it
22 done in a week?

23 BOARDMEMBER HANDEL: Well, it might
24 take a little longer than a week.

25 BOARDMEMBER CHEEVER: Regarding

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1 BOARDMEMBER HANDEL: No, we postponed
2 that. Essentially, we excavated all the soil we
3 could at this point. There's a small building and
4 a parking lot that's keeping us from excavating
5 that soil. I think the Arnold Palmer Company has
6 to do some adjustments so they can accommodate some
7 parking, and the activities that were contained in
8 that building, before they can remove those
9 features, and before we can go in and excavate our
10 soil.

11 BOARDMEMBER O'HARA: Going back to
12 your report on the DEH remedial action. As I
13 followed your presentation, you were talking about
14 waiting for funding. And then tagging the trees,
15 or putting notices on the trees, and then moving
16 ahead. One assumes that you will get the funding?

17 BOARDMEMBER HANDEL: Yes. It's
18 completely anticipated we will receive the
19 funding. The tagging of the trees occurred some
20 time ago. I believe it was very early in April.
21 So the 30-day posting period was the month of
22 April. We ran out of funds. We have a few dollars
23 left, but nothing substantial.

24 BOARDMEMBER O'HARA: And when do you
25 anticipate funding?

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1 Nike. If one just walks by there and looks through
2 the fence, there's a lot of machinery. Does that
3 have anything to do with the Army?

4 BOARDMEMBER ULLENSVANG: That's Park
5 Service equipment that's out there now.

6 BOARDMEMBER CHEEVER: You're just
7 using it for storage?

8 BOARDMEMBER ULLENSVANG: That's my
9 understanding, yes.

10 BOARDMEMBER CHEEVER: Secondly, you
11 were saying new asbestos and lead. Did you mean
12 there actually are new ones that recently appeared
13 for the site?

14 BOARDMEMBER HANDEL: We have an
15 industrial hygienist at the Sacramento District,
16 and he's indicated that there were definitely new
17 lead paint requirements in terms of Health and
18 Safety Codes that need to be implemented. It's not
19 like a normal Health and Safety Plan, it's not a
20 normal workplan. They are regulated by different
21 organizations, so they're done a little
22 differently.

23 BOARDMEMBER CHEEVER: Oh, these are
24 regulations for people who are working there?

25 BOARDMEMBER HENDERSON: Yes. These

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1 are all worker Health and Safety Regulations.

2 FACILITATOR KERN: Anything else for
3 Bruce? Okay, Roger.

4 BOARDMEMBER HENDERSON: We had a
5 meeting today at 1:00, which was the Building
6 231/207 Corrective Action Plan. National Park
7 Service was there, Army Corps of Engineers, the
8 Water Board, and Doug and Mark were there from the
9 RAB.

10 In summary, what we've been discussing a lot
11 lately are sort of our cleanup levels for the
12 freshwater eco zone and how they apply, and how to
13 deal with cleaning up a site when you don't know
14 exactly where the riparian corridor is going to
15 be. Do we clean up the entire site to the most
16 strictest standards? Or, do we clean up a portion
17 of it now to our site cleanup requirements for
18 human health and eco, or do we wait? So we
19 basically have been going through that the last
20 couple of meetings.

21 Today we sort of looked at the list of
22 alternatives that we have come up with over the
23 last few months, and kind of pared that list down
24 from nine to about five. Basically, where it was
25 left today, the Army's going to go back and

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1 but from their perspective, we want to optimize
2 utilization of the resources, and certainly, I can
3 understand there's a certain reluctance to clean up
4 the entire site to the strictest standard that
5 would be applied right in the center of the
6 stream.

7 So we're trying to keep that in mind. And
8 we're also trying to preserve the ability of that
9 future restoration, in case it does happen to go
10 through some of the worst contamination. So those
11 are some of the issues. Hopefully, what those
12 estimates will come up with is a broad range, and
13 then there might be something in the middle, and we
14 would propose that back to the group for your
15 examination.

16 Okay. We are at the review of the RPM
17 meeting.

18 BOARDMEMBER YOUNGKIN: The RPM
19 meeting was this morning from 9:30 until 12:00. We
20 have covered all of the topics we talked about
21 tonight, except for the lead-base paint
22 discussion. And there was a presentation by the
23 California Department of Health Services, Childhood
24 Lead Poisoning Prevention Branch, along with the
25 DTSC. And on March 30th, 1998, the State of

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1 estimate what it would cost to clean the entire
2 site up as if the riparian corridor, the stream,
3 were going to be going through the middle of it, or
4 clean the site up as if the riparian corridor were
5 going to go around the site.

6 At this point in time, nobody can say for
7 certain where that corridor is going to go. So
8 what we are trying to do is sort of border both
9 extremes of cost. One being what we have to do
10 right now if there were going to be no corridor.
11 Then the other being the worst case, where it goes
12 right through the middle of the site. And then
13 after that we have set another meeting for some
14 time in July. The next meeting will be the 21st of
15 July. So in the meantime, we're going to come up
16 and get some costs so we can get a range.

17 FACILITATOR KERN: That was a pretty
18 good summary for a meeting that lasted about three
19 hours or so. During that period we had a lot of
20 back and forth discussions about the siting of the
21 corridor. What it might look like, the
22 configuration of the stream. Does it meander? How
23 wide does it go? What kind of plans might be
24 there? So there is some uncertainty as to where it
25 might go. And I don't want to speak for the Army,

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1 California promulgated new regulations. This
2 regulation is: Title 17, California Code of
3 Regulations, Division 1, Chapter 8, Accreditation,
4 Certification and Work Practices in Lead-Related
5 Construction.

6 My understanding is this is the state's
7 implementation of Federal Title X Regulations. So
8 the state will now be regulating what was formally
9 Title X, lead-base paint in residential buildings
10 and public buildings.

11 So there was discussion of this regulation,
12 how it applies to the Presidio, how it interfaces
13 with CERCLA Regulations. I think everyone agrees
14 that this does apply some how. If there are any
15 questions on that, Romy's here to enlighten you a
16 little more on that tonight.

17 BOARDMEMBER FUENTES: There's this
18 ongoing debate whether lead-based paint is a CERCLA
19 release. Our agency's opinion is that it is a
20 CERCLA release. So the CERCLA process needs to be
21 applied in the cleanup investigation of lead-base
22 paint. But obviously, the Army disagrees with
23 that, so there's this ongoing debate that is still
24 unresolved, and it has been elevated to the highest
25 level. We're still waiting for a resolution.

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1 FACILITATOR KERN: Anything else on
2 the RPM meeting?
3 BOARDMEMBER YOUNGKIN: No. We
4 arded it all.
5 FACILITATOR KERN: Any other
6 announcements for tonight?
7 BOARDMEMBER WRIGHT: We do have a
8 date for the new members, and anyone else that
9 would like to join us for the Presidio-site tour.
10 It will be the first of many tours we're going to
11 have. It will be next Thursday, June 18. We're
12 going to meet at the Burger King parking lot. It
13 will be from about 6:00 to 8:00 in the evening. If
14 everyone could arrive about 5:45, we'll be leaving
15 at 6:00. And again, that's for new RAB members,
16 but we would welcome anyone that would like to join
17 with us.

18 BOARDMEMBER WILKINS: Is it your
19 intention to have a self-guided tour, or did you
20 want information on specific areas? What do you
21 want to do at this tour?

22 BOARDMEMBER WRIGHT: It's just sort
23 of an introductory tour. Some of us haven't
24 actually seen some of the locations of the
25 landfills and sites.

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1 re-presenting the plan?
2 MS. RECKHOF: I'm not really sure.
3 It's a normal GGNRA meeting. I can't guarantee
4 what he's presenting, but I'm sure he'll give a
5 brief overview of the plan, maybe some workshops.
6 It is always good to go, because they have a lot of
7 good information.

8 FACILITATOR KERN: Any ideas for next
9 July's agenda, at this point? As always, filter it
10 to Mark.

11 BOARDMEMBER YOUNGKIN: There's also a
12 sign-up sheet at the table about an Ohlone
13 workshop.

14 FACILITATOR KERN: With that, meeting
15 adjourned. Thank you.

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1 BOARDMEMBER WILKINS: I think it
2 would be helpful if you want any Army participation
3 in this, to identify where you want to focus the
4 tour. In a two-hour time frame you certainly
5 couldn't look at every site, but if you want to
6 focus on Crissy Field, or maybe some landfill
7 areas, or whatever, I suggest you take a look at
8 the RI or some of the other information that you
9 have accumulated over your time here, and figure
10 out what you want to do, what you want to look at,
11 and let us know, and then we can help you in this
12 effort.

13 BOARDMEMBER WRIGHT: Great. Thank
14 you very much. I hope Julie and Mark will be
15 accompanying us. It will be mostly informal, and
16 mostly an introductory meeting. People will meet
17 at the Burger King parking lot with the idea that
18 we'll probably carpool in as few cars as we can.

19 BOARDMEMBER CHEEVER: It seemed like
20 a number of RAB members are interested in the
21 Trust's Financial Management Plan. Jim Meadows did
22 mention a meeting, but I don't think he mentioned
23 the time or place. It's upper Fort Mason, at the
24 GGNRA Headquarter's Building at 7:30. And, Sharon,
25 I wonder if you happen to know, would he be

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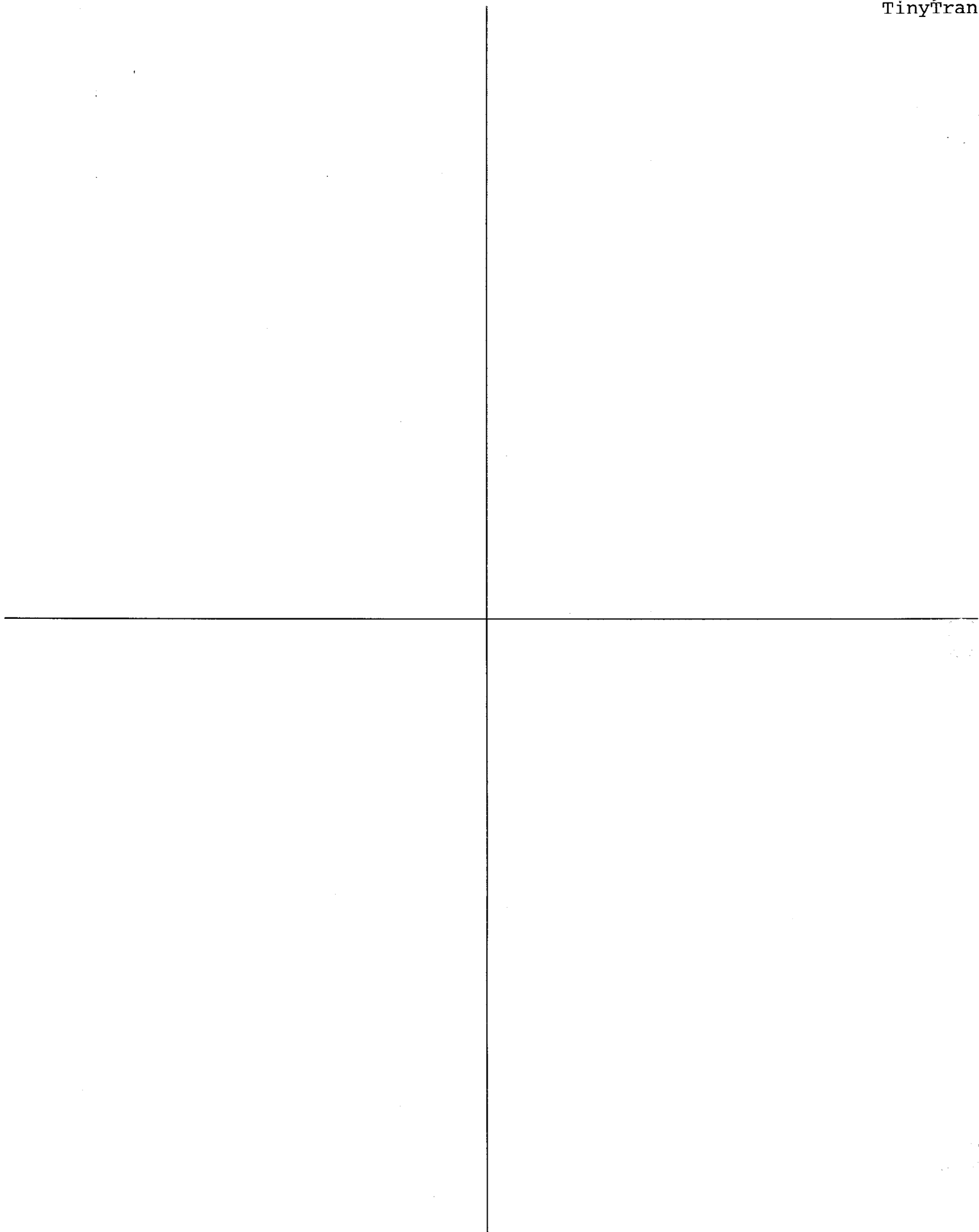
1 REPORTER'S CERTIFICATE

2
3
4 I, Elizabeth Valstad, do hereby certify that
5 the foregoing is a true and correct statement of
6 the testimony and proceedings had in the
7 within-entitled matter and that the same is a full,
8 true and correct transcription of the shorthand
9 notes as taken by me in said matter.

10
11
12 Dated: At San Francisco, California this
13 _____ day of _____, 1998

14
15
16
17 _____
18 Elizabeth Valstad

RESTORATION ADVISORY BOARD MEETING



THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, JULY 14, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

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1 ANDREW YOUNG

2 MARK YOUNGKIN

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RESTORATION ADVISORY BOARD MEETING

RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

3 THOMAS APPLING

4 SAM BERMAN

5 ROBERTA BLANK

6 SAUL BLOOM

7 ED CALLANAN

8 JULIA CHEEVER

9 JOANNE CHOW-WINSHIP

10 MATTHEW FOTTLER

11 ROMY FUENTES

12 BRUCE HANDEL

13 ROGER HENDERSON

14 JULIAN HULTGREN

15 DOUG KERN

16 BRUCE MCKLEROF

17 JAN MONAGHAN

18 HOWARD NATHEL

19 PETER O'HARA

20 ELEANOR ROMAN

21 LOUIS ROSENBAUM

22 MICHAEL SCHULTZ

23 DAVID WILKINS

24 MICHAEL WORK

25 TRACY WRIGHT

RESTORATION ADVISORY BOARD MEETING

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1 FACILITATOR KERN: Good evening.

2 Welcome everyone, to tonight's Restoration Advisory

3 Board meeting. This is the regularly scheduled

4 meeting for the Presidio of San Francisco. Welcome

5 to the Army and their contractors, regulators,

6 community board members, Park Service, and those

7 members of the public who have come out this

8 evening to be with us. Does everyone have an

9 agenda? Are there any additions or changes? I

10 received one call from Saul Bloom, who is attending

11 another meeting tonight, so he has asked if we

12 could put Item 5.D., until after the break, and he

13 might be able to be with us this evening. Any

14 other changes?

15 BOARDMEMBER HANDEL: Yes. I have an
16 announcement to make.

17 FACILITATOR KERN: Okay.

18 BOARDMEMBER HANDEL: It's an

19 announcement that recognizes David Wilkins. I'm

20 making this announcement on behalf of the United

21 States Army and the United States Army Corps of

22 Engineers. It is a certificate recognizing David

23 Wilkins for 15 years of service to the United

24 States Government.

25 BOARDMEMBER WILKINS: That's

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1 outstanding. Well, thank you to Colonel Classey,
2 and the Corps of Engineers. Thank you.

3 FACILITATOR KERN: Congratulations.

4 Any other announcements? No other gifts or awards,
5 Bruce?

6 BOARDMEMBER HANDEL: None that I'm
7 aware of.

8 FACILITATOR KERN: Onwards to Item 4,
9 and Mark, with the Community Cochair Committee
10 Reports.

11 BOARDMEMBER YOUNGKIN: The RAB
12 community committee met on June 23rd. First item
13 we talked about was moving the committee meeting
14 place to another location on the Presidio. We
15 discussed several possible locations. I think
16 Tracy looked into one with the Presidio Alliance.

17 BOARDMEMBER WRIGHT: I talked to the
18 executive director of the Alliance, and it sounds
19 like on the 4th Tuesday of the month one of the
20 meeting rooms in the Alliance will be available.
21 That's just inside the Lombard Gate on the left
22 side of Building 563. So it sounds like we might
23 try that for next month and see how that works.

24 BOARDMEMBER YOUNGKIN: Well, this
25 month the normal meeting place over at Fort Mason

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1 Dave Rice, from the Lawrence Livermore National
2 Laboratories. He's going to be giving a
3 presentation on the document we submitted around
4 April of this year.

5 This is the result of a risk-based look at
6 the petroleum hydrocarbon plume at the Building 637
7 site on the Presidio.

8 MR. RICE: I'm going to talk to you
9 today about the results of the LUFT Demonstration
10 Cleanup Program at the Presidio, here in San
11 Francisco. The presentation today will be divided
12 into three parts. I'd like to take about 15
13 minutes of your time and give you a little
14 information on the DOD Cleanup Demonstration
15 Program. This program involved an expert
16 committee. I'll talk about the role of the expert
17 committee, and what sites are in this demonstration
18 program. Then I'd like to turn it over to
19 Dr. Walter McNab, from Lawrence Livermore Lab, who
20 examined some of the behavior of Building 637,
21 plume behavior, and go on and follow up with
22 Matt Small, who will talk a little bit about some
23 restoration aspects and considerations associated
24 with the Building 637.

25 I want to leave a little bit of time for some

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1 was not available, so I scheduled it for Wednesday
2 night. They usually don't like to change the night
3 of the meeting because everybody schedules that.

4 So temporarily, we can hold the meeting at the
5 Presidio Alliance this month. That will be on
6 Tuesday, July 28th, which is the normal night of
7 the month. And this building is close to where the
8 old BRAC Office is, right?

9 BOARDMEMBER WILKINS: It's right down
10 the street, at the Lombard Gate.

11 BOARDMEMBER YOUNGKIN: We also talked
12 about three other topics. We talked about
13 lead-based paint, a general discussion. We talked
14 about chrome at the Presidio. And we had an
15 ongoing discussion of the TAPP Project.

16 We haven't resolved the issue or topic for
17 the possible TAPP Project, so we're still
18 discussing that. Like I said, the next committee
19 meeting is Tuesday, July 28th. Thank you.

20 FACILITATOR KERN: Any other
21 reports? All right. We're onto the presentations
22 and 5.A.

23 BOARDMEMBER HENDERSON: Well, I'll
24 introduce the people that will be giving the
25 presentation tonight. I'd like to introduce

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1 questions that the RAB may have, we'll do our best
2 to answer those.

3 The goals for this cleanup program are the
4 five sites where we call it "risk-informed decision
5 making." What we think about is risk-informed
6 decision making. I'll explain a little bit more
7 about that in a second.

8 Often times, it's viewed that California
9 doesn't allow risk-based decision making in dealing
10 with cleanup, because of the Clean Water Act and
11 other things, saying that cleanup is set to be NCLs
12 or background.

13 One of the things that we are looking at, is
14 there are risk-based decisions made during the
15 management and cleanup of sites. How those differ
16 within California's regulatory framework. And
17 since this was sponsored by the DOD, we want to
18 find a model, because they replicate it by base
19 prime contractors and other LUFT sites within the
20 military complex.

21 So the key elements are to demonstrate the
22 use and to share historical data. Often times,
23 sites carry a lot of data. One of the goals is to
24 facilitate the transfer to the private sector where
25 it's appropriate and how can you use that. Also,

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1 one of the elements was to demonstrate the
2 application of bioremediation where it's
3 appropriate, what you have to sample for, how fast
4 is it going, how do you measure what's going on,
5 what the risk may be.

6 I use the term, "risk-informed decision
7 making." How does that differ from what people may
8 have heard as risk assessments, or risk-based
9 decision making.

10 Risk-informed decision making explicitly
11 recognizes stakeholder values. In other words,
12 risk is one element in the decision-making process,
13 there are other elements. Also, during
14 risk-informed decision making you attempt to
15 identify the key uncertainty in the decision-making
16 process and measure them. When Dr. McNab does some
17 of his presentation, you'll see how some of that
18 can get folded in, how you deal with the range of
19 possible outcomes. Also, it relies on the use of
20 monitoring and contingency plans. In other words,
21 you make a decision based on what you expect is
22 going to happen, and there's not 100 percent
23 certainty that that's going to happen. How do you
24 check for that, and what do you do if what you
25 expected to happen, doesn't happen?

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1 risk assessment. You make an assumption about a
2 groundwater flow velocity, or some other property
3 in the environment. And often times, you pick an
4 average, one value, and you may not know how
5 uncertain your answer is. And by using
6 risk-informed approach, you try to carry the
7 uncertainty in the key decision-making elements
8 through the process, so that you have a better
9 feeling of what it is you need to reduce your
10 uncertainty.

11 Ten sites within the Department of Defense of
12 California were selected to try to represent each
13 branch of military service. We wanted to involve
14 as many Regional Water Quality Control Boards
15 within California, and we were very successful with
16 that, by the way. We wanted to have sites that
17 represented a range of LUFT cleanup problems.

18 Some of the sites in the program were
19 Barstow, Camp Pendleton, Castle Air Force Base,
20 well, it's not Castle Air Force Base anymore, it's
21 Castle Airport. It's been turned over to the
22 private sector. China Lake, El Toro, George Air
23 Force Base. George is another base that's being
24 transferred to the private sector. Port Hueneme,
25 which is down near Ventura.

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1 So those are just a quick thumbnail sketch of
2 how risk-informed decision making -- how that
3 operates.

4 BOARDMEMBER BERMAN: Are any of those
5 points different in a straight risk assessment?

6 MR. RICE: In the way that we're
7 viewing the process, a risk assessment is -- as
8 Matt will talk about shortly -- a process of
9 identifying sources, receptors, what is a potential
10 hazard, so on. Now the result of the risk
11 assessment is one element of the decision-making
12 process, and there are other elements, such as the
13 stakeholders values and dealing with the
14 uncertainty in the risk assessment itself. Because
15 with the risk assessment, you're taking
16 information, making some assumptions. What are the
17 uncertainties associated with those assumptions?
18 Did that answer your question?

19 BOARDMEMBER BERMAN: It is primarily
20 the stakeholder's values that might not be in the
21 traditional risk assessment analyses?

22 MR. RICE: Well, that's one element.
23 Trying to adjust uncertainty, explicitly.
24 Sometimes when you make a risk assessment, you may
25 say you are dealing with a transport element of a

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1 Each demonstration site contributed equal
2 shares of funding. The program was coordinated
3 through the California Military Environmental
4 Coordination Committee, which is a consortium of
5 the Regional Board, as well as some of the military
6 representatives, which meets in Sacramento. The
7 Water Process Action Team will receive the
8 documents and be part of the process. We tried to
9 involve staff from the State Water Quality Control
10 Board, as well as the Regional Water Boards, so
11 they could voice their concerns and be part of the
12 dialogue and participate.

13 An expert committee was formed to provide an
14 independent review of the adequacy of the
15 characterization data to apply a risk-based
16 approach. Also, the adequacy of the data to
17 evaluate the potential of a site to apply passive
18 bioremediation. We discovered that some eucalyptus
19 trees were capturing the groundwater which had some
20 contamination in it. So it wasn't actually passive
21 bioremediation as we think about it, it was more
22 bioremediation.

23 The committee also looked at the application
24 of risk-informed cleanup approaches and we'll
25 provide an overall evaluation of its success of the

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1 demonstration program.

2 The committee also made recommendations to
3 assure the consistency of approaches among the DOD
4 sites, because when all of this is done we will
5 produce a final document to the DOD saying, "How do
6 they differ between sites"? "What are the
7 consistencies and inconsistencies?" And also, we
8 were hoping there might be some acceptance of
9 risk-informed cleanup approach.

10 BOARDMEMBER O'HARA: This expert
11 committee that was formed, were they truly
12 independent, or were they in the employment of, or
13 being paid by, the Department of Defense?

14 MR. RICE: Let me show you the expert
15 committee members.

16 BOARDMEMBER O'HARA: The question is,
17 were they being employed by, or being paid by, the
18 Department of Defense for their expertise?

19 MR. RICE: Yes, they were paid by the
20 Department of Defense for their expertise. In
21 other words, each base gave \$50,000 a piece to the
22 program. Out of that, the program paid for their
23 travel, expert's committee travel, the time that
24 they were in meetings. There were a couple of
25 exceptions. One, is Matt Small; EPA paid for his

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1 the expert committee. The expert committee visited
2 the site and there was a lead member for each
3 designated site. In the case of the Building 637
4 Matt Small was the lead committee member. The
5 expert committee reviewed the data and made
6 recommendations for additional data that may be
7 required. Once the committee had the best
8 available data, we prepared a recommendation report
9 appropriate for risk-management strategy, and a set
10 of actions that might be used to appropriately
11 manage the risk at that site.

12 They also performed an evaluation of the
13 potential to use natural attenuation as a remedial
14 alternative at the site, to try to make an estimate
15 of the cleanup time and the uncertainty with which
16 this estimate was made. Once we evaluate all the
17 sites, we will prepare an overall evaluation of the
18 program, including some lessons learned.

19 That's my introduction. At this point, I'd
20 like to turn it over to Walt McNab.

21 MR. MCNAB: Good evening. My name is
22 Walt McNab, and I'm an environmental scientist with
23 Lawrence Livermore National Lab.

24 As Dave mentioned, one of the things we are
25 interested in is looking at natural attenuation,

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1 time. He is an independent expert, if you will.

2 Matt really has no regulatory authority. He was
3 just using his expertise, which was available
4 through EPA.

5 BOARDMEMBER O'HARA: So none was paid
6 by any of the stakeholders, except the Department
7 of Defense?

8 MR. RICE: True.

9 BOARDMEMBER O'HARA: Thank you.

10 MR. RICE: These are the members of
11 the expert committee. I am the program director.
12 Dr. Walt McNab, who will address you shortly.
13 Dr. William Kastenber, from U.C. Berkeley.
14 Dr. Lohne Everett, who has just joined us now.
15 Dr. Steve Callen, from the University of
16 California, Santa Barbara. Dr. Paul Johnson, and
17 Dr. Michael Kavanaugh. Matt Small, from EPA/Region
18 IX. Matt isn't really involved in the committee as
19 a regulator, but as an expert we're drawing upon in
20 this process.

21 The basic process involved in the program was
22 that we held initial scoping meetings with the
23 sites, meetings with staff and the regulators, to
24 discuss site conceptual models. Based on these
25 discussions, the site staff prepared a package for

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1 passive bioremediation, and how it can influence
2 the behavior of hydrocarbon plumes, and how we can
3 use that to get a handle on the issue of risk, and
4 what sort of risk these plumes can pose to risk
5 receptors. So what I'd like to share with you this
6 evening is just sort of an overview, some
7 highlights that we had identified at the sites that
8 we've looked at, and how the plume at the Building
9 637 area, here in the Presidio, sort of fits into
10 the scheme of things.

11 I'd like to just introduce the conceptual
12 model that we've been using to think about
13 hydrocarbon plumes.

14 In order to have a plume, naturally, we need
15 to have a source. This would be leaking
16 underground fuel tanks, in most cases, and
17 occasionally, an above-ground tank, which is the
18 case for the 637 plume. And an associated
19 groundwater -- basically, a dissolved hydrocarbon
20 plume associated with that tank. What happens,
21 over a period of years, a tank is going to leak
22 some of its contents over many decades into the
23 subsurface, and you'll get a film or a lens of
24 gasoline floating on top of the water table, and
25 some of the soluble constituents will dissolve and

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1 be in the migrating groundwater. If the source
2 remains unmitigated and the tank sits there forever
3 and continues to be used, and there's no means for
4 destroying the mass of the dissolved plume, it will
5 continue to grow and grow and become very large,
6 perhaps several miles long, before dispersive
7 properties break it down.

8 That's not what happens with hydrocarbon
9 plumes. First of all, we remove the tank. We
10 remove at least the primary source. There may be
11 some residual free product or gasoline lenses
12 present in the subsurface after the tank is gone,
13 but for the most part, we can at least take out the
14 primary source.

15 The other thing that happens with hydrocarbon
16 plumes, is hydrocarbons, when they are dissolved in
17 water, degrade with the help of naturally occurring
18 microorganisms, bacteria, and so forth. The
19 dissolved constituents act as a food source, energy
20 source, for new cell growth for bacteria and they
21 will slowly breakdown the contaminate. So what
22 happens, you get mass which continues to come in
23 through the source, either from the leaking tank or
24 from dissolution of residual gasoline that's
25 floating on the water table. As the dissolved

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1 most of the sites, or all of the sites at the DOD
2 demo program that we've looked at, and the Presidio
3 Building 637 site, is there is not an adequate
4 sampling history. These plumes may have existed
5 for decades, 20, 30, 40 years in some cases. We
6 don't have that kind of monitoring history at most
7 of these sites. What we have are, perhaps, just
8 two or three or five years' worth of data. And the
9 window that we have to look at these plumes is too
10 short for us to see meaningful trends.

11 What we have to rely on in many cases are
12 secondary or indirect lines of evidence. And what
13 happened here is you take advantage of chemistry
14 that goes on in the groundwater. As fuel
15 hydrocarbons breakdown, they change the chemical
16 footprint of the groundwater. We can look at the
17 chemistry associated with the plume and we can
18 compare that chemistry with what's going on in the
19 background around it. The differences between
20 those two can give us an indication that some sort
21 of degradation processes are occurring.

22 The advantage here -- and this is a chemical
23 footprint. We don't really need a time history for
24 it, we can rely on a single sampling event. If the
25 data is good enough, we can see the signatures.

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1 plume migrates downgradient under the influence of
2 moving groundwater, it's continuing to be subject
3 to degradation processes over time. So what we end
4 up with is a dynamically stable plume. A plume
5 where the mass fluxes in from the source, the leak
6 from the tank or from the residual material that's
7 held up in the source area. It's balanced by mass
8 loss due to these degradation processes integrated
9 over the spatial extent of the plume.

10 If this happens, mathematically you have a
11 mass balance here, this plume is going to stabilize
12 at some length. If you eventually take the source
13 away and biodegradation continues to occur, this
14 plume will gradually go away, it will be depleted
15 over time.

16 The big issue that we had to deal with was,
17 how do we know that this is occurring? There are
18 really two lines of evidence you can use to support
19 passive bioremediation. The first, the obvious
20 line of evidence, primary or direct evidence,
21 consists of a demonstrable or significant decline
22 in hydrocarbon concentrations, or plume length over
23 a period of time at a given site.

24 Well, this is pretty straightforward. But
25 the problem with it is that for most LUFT sites,

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1 And the way this works, if you can take an example
2 hydrocarbon, let's say, toluene, which is a
3 constituent of gasoline. For example, toluene will
4 breakdown readily, bacteria will just eat the stuff
5 up and it will turn it into carbon dioxide in
6 water. And a lot of things happen with the
7 chemistry.

8 First of all, the carbon dioxide in water
9 will form carbonic acid in the groundwater, which
10 will change the Ph and will change the amount of
11 bicarbonate in water, and these are things that we
12 can measure. This is an oxidation reaction,
13 chemical oxidation reaction, we need an oxidizing
14 agent to make it go. If bacteria are eating this
15 as food, they need some sort of source to make the
16 reaction go. They need to respire, much the same
17 way humans breathe oxygen, bacteria will breathe
18 oxygen in the groundwater.

19 However, if all the oxygen is gone, they can
20 rely on other types of oxidizing agents. Nitrate,
21 sulfate, even iron manganese minerals in the
22 subsurface can be used as electron receptors, as
23 oxidizing agents.

24 When this reaction takes place, and
25 hydrocarbon-like toluene is oxidized to Co₂, and

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1 these oxidizing agents are reduced, they are turned
2 into other chemical forms. The nitrate, for
3 example, will be turned into nitrogen gas. We'll
4 start getting manganese and iron in solution from
5 the dissolution of iron and manganese minerals.
6 Sulfate can be reduced to sulfide. We can measure
7 this reaction in groundwater.

8 Sometimes, if we have an unusual set of
9 conditions, we can form methane from this reaction
10 and we can measure the concentration in methane.
11 So there are chemical footprints that we can take a
12 look at, and that's what we've been trying to do in
13 this study.

14 To give you an example of this, and this will
15 show you how complex the problem is, this is an
16 idealized view of the Building 637 plume area. The
17 source is up in this area here. This is going from
18 west to east, and this is the northern system from
19 south to north. So this is looking down onto the
20 plume from the southwest. And these vertical lines
21 represent the locations of monitoring wells at the
22 site, and the contour lines here, and there's a
23 little bit of an elevation to this, which
24 represents total dissolved hydrocarbons that have
25 been measured in groundwater.

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1 oxygen in association with the highest
2 concentrations of hydrocarbons. And as we move
3 away from the center of the plume, the dissolved
4 oxygen concentrations will go up.

5 So one way to analyze this is to take a look
6 at the medium concentrations of dissolved oxygen.
7 For example, in these hot-spot wells, wells that
8 are located in the interior plume, and compare it
9 to the medium concentrations that we see in
10 background wells, wells that don't have any
11 hydrocarbons in them, and presumably, present
12 pristine groundwater. If we had compared the
13 medium concentrations, perhaps, we would expect to
14 see something like that, see whether we have
15 dissolved oxygen, depletion here in the plume with
16 respect to background.

17 If you take a look at some of our sites, and
18 this includes the Presidio, as well as five other
19 sites that we had sufficient groundwater data
20 analyses, you see some very interesting patterns.
21 These are dissolved oxygen concentrations at six of
22 the sites. Travis Air Force Base; George Air Force
23 Base; Camp Pendleton; Van Berg Air Force Base,
24 we're missing data here. Castle Air Force Base,
25 and the Presidio. At every one of these sites

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1 The color scheme represents the amount of
2 ferrous iron that we measured in solution that's
3 associated with the hydrocarbon plumes. And as you
4 can see, this is a little hot spot. This is where
5 the highest concentrations of hydrocarbons are at
6 this site. There's a little bit of red mixed in
7 here. There's an increased amount, there's an
8 enrichment, if you will, of dissolved iron in
9 association with this plume. And we see a little
10 bit of it downgradient here, too. In just looking
11 at this figure, you conclude that this association
12 may have something to do with breakdown of the
13 hydrocarbon.

14 Let me show you a more systematic way that we
15 went about looking at this data. If you take a
16 look at a hydrocarbon plume that's delineated by a
17 number of monitoring wells -- this is a generic
18 plume, this does not necessarily refer to the 637
19 plume -- you've got a hot spot someplace where the
20 center of the plume is and concentrations fall away
21 as it moves downgradient. Well, in association
22 with this, we're going to expect to see some sort
23 of a geochemical footprint. Dissolved oxygen, for
24 example, is used up when hydrocarbons are broken
25 down, so we would expect to see sort of a dissolved

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1 where there's a significant amount of dissolved
2 oxygen present, you see that the amount of it is
3 depleted where the plume and the interior of the
4 plume, shown here in orange, compared to background
5 wells shown in aqua.

6 The Presidio concentrations of dissolved
7 oxygen are very low. This is an anaerobic
8 environment, I'm going to say more about that as we
9 go along.

10 Some of the other indicators that fit in,
11 nitrate. Nitrate concentrations are depleted
12 significantly within the plume interiors at all of
13 these sites compared to background, so there's
14 strong evidence that dissolved oxygen is being used
15 as an electronic center. Nitrate is being used.
16 You can say the same thing for sulfate. All of the
17 sulfate concentrations within the plumes are
18 diminished compared to background, so sulfate is
19 also being used as an electronic center at these
20 sites.

21 Methane. Normally we don't see methane in
22 the background, but we're seeing it showing up
23 within the plumes at some of these sites.
24 Certainly, Camp Pendleton, and, particularly, at
25 the Presidio. This site is a very strong

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1 methanogenic site compared to the other sites in
2 our study.
3 What's interesting about the Presidio, is
4 it's the only site where we have some background
5 methane present. Again, this is a very anaerobic
6 oxygen-poor environment to begin with. There are a
7 lot of organic-rich sediments that are present in
8 the subsurface, that are present naturally and they
9 lead to a depleted amount of dissolved oxygen, and
10 you see methane showing up.

11 BOARDMEMBER BERMAN: Using this
12 evaluation at a particular time, wouldn't you want
13 to then look at this in a time sequence, also, to
14 see whether you're dealing with this in a dynamic
15 situation or a static situation?

16 MR. MCNAB: Ideally, certainly, you'd
17 like to do that. Unfortunately, we don't have that
18 data. Again, we typically have a year or two data
19 and not enough has changed during that time period.

20 BOARDMEMBER BERMAN: Well, since
21 you've been involved in this for a couple of years,
22 and these are, I presume, fairly accurate chemical
23 reactions and footprints that you can look at,
24 isn't two or three years significant enough to look
25 to see whether you have stability or change?

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1 big the plume would be if it hadn't been degrading,
2 and so forth.

3 BOARDMEMBER BERMAN: You feel that
4 you can use this single time signature to actually
5 do an evaluation of a risk assessment without
6 knowing what the natural time sequence really is?

7 MR. MCNAB: As my colleague, Dave,
8 was bringing up earlier, that's what brings in the
9 whole idea of uncertainty, and looking at this in a
10 probabilistic sense. We do have an idea what the
11 groundwater velocities are at these sites. We know
12 what a reasonable range is for perimeters that go
13 into controlling how big the plume can get. The
14 only thing we can do is play a numbers game,
15 develop a forecast, if you will, that we're 10
16 percent certain that a plume will be like this, or
17 90 percent certain, or 50 percent certain. All we
18 can do is blacken behavior as best as we can, given
19 a single snapshot in time.

20 What this type of analysis accomplishes for
21 us, it certainly tells you, quantitatively, right
22 off the bat, whether something is going on or not.
23 I think these data are reasonably convincing that
24 something is going on at these sites.

25 And then it becomes a question of using the

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1 MR. MCNAB: Not really. The problem
2 with that is the subsurface of these sites is
3 fairly complex, and we don't really have the
4 spatial sampling. A lot of these sites we have six
5 or seven wells. Some of the wells could screen in
6 a particular part of the subsurface that has
7 chemistry that's a little bit different than
8 somewhere else. There's a lot of spatial
9 variability that's going on. There could be some
10 seasonal affects with the groundwater table going
11 up and down. There could be an influx of dissolved
12 oxygen, or some other electronic receptor, as a
13 result of some specific event. A rainfall event or
14 a drought, or something like that.

15 It's such a complex, dynamic system, there's
16 so much going on that just a couple of sampling
17 rounds over one or two years just isn't enough to
18 see a meaningful signal through the noise. I'd
19 like to have 20 or 25 years' worth of data to
20 really say something meaningful. So what we have
21 are really just snapshots in time.

22 The best thing we can do is try some sort of
23 mass-analysis approach, find out how much
24 hydrocarbon has degraded, and then do some
25 back-in-the-envelope calculations in terms of how

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1 data from all the sites to constrain a range of
2 degradation rates, if you will, and we can use that
3 in our models to constrain a range of plume
4 lengths.

5 Okay. These are the remainders of the
6 geochemical indicators. Ferrous and manganese are
7 wonderful indicators, because we generally don't
8 find these in normal water, water that's very
9 oxidizing.

10 Iron and manganese will not be found in
11 solution, it will be found in a mineral phase.
12 What we see at all of these sites in the plume
13 interiors, we've got elevated concentrations of
14 ferrous, certainly here at the Presidio, and you
15 get elevated concentrations of manganese in
16 comparison to background. You get it here at the
17 Presidio, as well.

18 Eh, the oxidation reduction, the potential
19 you can measure in groundwater, indicates how
20 reducing or how oxidizing the environment is,
21 another wonderful indicator, it's always depleted
22 compared to background at all these sites.

23 What's interesting at the Presidio, it's the
24 only site where the background Eh is less than
25 zero. So what we have here is a low Eh

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1 environment, an environment where we already have
2 methane in the background to begin with. This is a
3 very anaerobic environment, dissolved oxygen is,
4 basically, not there, so any dissolved oxygen
5 measurements that we get are analytical error, they
6 reflect just atmospheric contamination of the
7 sample.

8 Finally, Ph. As I mentioned at the beginning
9 of my talk, the end product of the breakdown of
10 hydrocarbons is carbon dioxide, which is actually
11 very weak acid, and it can change the Ph. What we
12 see at most of these sites is a very slight
13 depletion in the Ph in the interior of the plume,
14 versus background. So again, all of these
15 geochemical indicators qualitatively point to
16 degradation taking place at every one of these
17 sites, including the Presidio.

18 What happens to the hydrocarbons? As I
19 mentioned, they all breakdown and form carbon
20 dioxide. And that is reflective in bicarbonate
21 alkalinity, which is a chemical analysis that can
22 be run on the groundwater. At every one of these
23 sites the bicarbonate alkalinity is elevated inside
24 of the plume with respect to background, so we're
25 getting all this Co2 that's going into the

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1 BOARDMEMBER FUENTES: How did you
2 determine the background? This is within the
3 facility itself?

4 MR. MCNAB: The way we looked at the
5 background, we looked at all the wells that were
6 presented to us from each of these sites. It did
7 not show any historical detections of any
8 hydrocarbons. So we defined those as background,
9 and we took the medium value from that subset of
10 wells.

11 Now this is something that's kind of
12 interesting, where the Presidio really looks
13 different than the other sites. If you take a look
14 at all the electronic receptors processes that are
15 involved at each of these sites, and you break it
16 down in terms of percentage, which processes
17 contribute to the hydrocarbon breakdown of these
18 sites, you'll notice something interesting.
19 Sulfate reduction, which is shown in red, accounts
20 for almost all the hydrocarbon breakdown at all
21 these sites, it's the dominate process. Things
22 like dissolved oxygen and nitrate matter very
23 little. But the Presidio is different. Only about
24 half of the breakdown of hydrocarbons at the
25 Presidio can be accounted for by sulfate

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1 groundwater right where the plume is.

2 If you take a look at all of those different
3 oxidizing agents that I mentioned, and you add up
4 how much hydrocarbon each of them is responsible
5 for in terms of breakdown at each of these sites,
6 and you compare it to the amount of bicarbonate
7 that's generated in the interior of these plumes,
8 you can get an idea of how good your numbers are,
9 and this is really explaining what's happening.

10 That's what I try to do here for each of
11 these sites. The orange shows the equivalent
12 amount of hydrocarbon that would have degraded,
13 given the differences we see in the oxidizing agent
14 concentrations. And I compared that to the amount
15 of hydrocarbon we would expect to have degraded
16 given the differences in bicarbonate concentrations
17 that we see. And within an order of magnitude,
18 these results aren't too bad. This is a very crude
19 analyses, we just got a handful of wells. We're
20 just comparing medium values in one set to another
21 set, and yet, these numbers aren't too far off for
22 a lot of these sites. So our books are adding up
23 here, that hydrocarbon degradation seems to
24 completely explain the chemistry that we're seeing
25 at these sites.

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1 reduction.

2 The rest of it is methanogenesis, which is
3 shown here in yellow. The only other site which
4 shows anything like this is Camp Pendleton, down in
5 the San Diego area. And why this is important is
6 methanogenesis is kind of a process of last resort
7 for bacteria. This is not a very energy efficient
8 way of breaking down the hydrocarbons. The problem
9 with this is, this means that we would expect the
10 rate of hydrocarbon degradation at the Presidio to
11 be a little bit slower than it is elsewhere.

12 So all this chemistry is interesting. It's
13 the qualitative support for the hypothesis for
14 biodegradation that's taking place at all of these
15 sites. But what does it do for us in terms of
16 looking at the impact of plume behavior?

17 What we have here is a plot that shows the
18 plume length at six of our test sites -- and
19 there's a problem with Camp Pendleton and I'll
20 address that in a moment -- and the difference in
21 bicarbonate alkalinity between the plume interior
22 and background in all of these sites. The actual
23 sites that we looked at are all shown in red dots.

24 What we have here in the aqua diamonds, are
25 simulated plumes. We didn't have enough data for

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1 six sites to do any sort of meaningful statistical
2 analysis, so we used a numerical technique called,
3 Monte Carlo simulation.

4 We took a look at ranges of perimeters that
5 go into determining how big a plume will get. Flow
6 velocity, the biodegradation rate, the mass of
7 contaminate in the source area, and so forth. And
8 we generated a large population of fictitious
9 plumes which we used those -- we have about 500 of
10 them here. And the range of perimeters that I put
11 into this model are representative of what we
12 measured at these sites. And what the model
13 predicts is very intuitive. That is, when you see
14 a very long plume they tend to have low degradation
15 rates and they tend to have low delta alkalinity,
16 differences between the plume interior and the
17 plume exterior, the very short plumes have very
18 high delta alkalinities. So these are plumes that
19 degrade very rapidly, these are plumes that don't
20 degrade at all.

21 The bottom line here is, that the plumes that
22 we have in our study, their plume lengths, don't
23 make sense unless there's a degradation coefficient
24 associated with them, that includes the Presidio.
25 The plume at the Presidio would be much longer than

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1 hydrocarbon plumes around the state. And what I've
2 done is I've compared the plumes that I've seen at
3 our test cases in the DOD demo program, where they
4 fall in this distribution. As I mentioned, the
5 Camp Pendleton plume is very short because it's
6 truncated and empties into a creek. Most of the
7 plumes in here fall into the same distribution that
8 we see across the rest of the state.

9 What's interesting at the Presidio is out
10 here on the leading edge. And what this means,
11 we've got data that the plume here is breaking
12 down. But it is a little bit longer than it should
13 be compared to the other plumes. I think the
14 reason for that has to do with the methanogenesis,
15 it's the only site that we have significant methane
16 production. We know that's not an energetically
17 stable process, and it would explain why this plume
18 is breaking down a little bit slower, therefore,
19 why it is a little bit longer than the other
20 plumes.

21 We ran some of these Monte Carlo analyses
22 right here for the Presidio plume, they try to
23 forecast its plume length. Given the uncertainty
24 we have in the groundwater flow velocity, the
25 uncertainty in the biodegradation rate, the

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1 it is if no degradation were taking place.

2 The plume at Camp Pendleton is truncated, it
3 empties into a creek, so we don't really know how
4 long this plume would be if that wasn't there.

5 Just a couple of more things that I thought I
6 would mention, to show what happens with the role
7 that methanogenesis is actually playing here at the
8 Presidio. This is a complex analysis, I'm not
9 going to get into too much detail here.

10 One of the techniques that we found in our
11 study is, that if we take our plume lengths --
12 there are a lot of things that influence plume
13 lengths. The degradation rate, the flow velocity,
14 the strength of the source mass, and so forth. If
15 we take the plume length and we normalize out those
16 affects by dividing by the maximum concentration we
17 observe at the site, and divide it by the flow
18 velocity, we get an idea of how these plumes will
19 compare to one another. This is a probability
20 distribution curve of these normalized plume
21 lengths.

22 The way this works, these bars in this
23 histogram here, are taken from the California LUFT
24 study, the study that Dave Rice and his colleagues
25 conducted a few years ago, when we looked at

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1 uncertainty in the source term, and so forth, we
2 generated a series of 1400 different synthetic
3 plumes that all could potentially match what the
4 Presidio's plume would look like.

5 We had a probability distribution map,
6 distribution graph. This is plume length down
7 here. The medium value, this is the most likely
8 value that the model says the plume should be,
9 somewhere in the order of 700 or 800 feet, or so.
10 It looks pretty close to the actual plume like we
11 see at the Presidio, which is around 600 or 700
12 feet. So this gives us some confidence that the
13 degradation rate we have put in this thing is
14 real. If we turn the degradation rate off, the
15 model will forecast the plume will be several
16 thousand feet long, which doesn't match the data.

17 If you run the model forward in time to
18 predict what the plume length will look like in a
19 period of time after the initial contamination
20 event, and these are assuming different rates of
21 attenuation for the source, the tanks were taken
22 out long ago, we don't really know how much
23 hydrocarbon material was left after the tanks came
24 out, presumably, most of it was removed through
25 soil excavation. Anyway, whatever was left could,

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1 perhaps, be attenuated at different rates. We can
2 take a look at what happened to this plume.

3 For all these scenarios, the most
4 conservative of cases is that the source was going
5 to remain there forever and never go away. The
6 model predicts that the plume is going to remain
7 stable and not going to grow. If you have any sort
8 of source removal the plume will begin to shrink
9 over a period of time, perhaps, over a period of
10 several decades, and eventually go away.

11 So to wrap all of this up, the conclusions
12 are, geochemical indicator data that we have,
13 certainly support a hypothesis, at least in a
14 qualitative sense, that the plume here at the
15 Presidio is breaking down. The probabilistic
16 modeling that we've done suggests that further
17 migration of this plume is very unlikely. There
18 are some uncertainties. This is an anaerobic
19 environment. This is an methanogenic environment,
20 so the rates are a little bit slower than we get at
21 other sites.

22 The type of hydrocarbons that we have here
23 are a little bit different. Most of the plumes we
24 looked at, at our other sites, were things like,
25 benzene, toluene, and so forth, things that are

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1 significance of the three colors?

2 MR. MCNAB: These represent three
3 different wells that are located in the 637 plume.

4 BOARDMEMBER BERMAN: This, as an
5 analytical model, looks very successful. But being
6 that you have a model like this, presumably, you
7 could look at the scaling laws and actually set up
8 an experiment, a laboratory experiment, just to
9 check out how good this is, and maybe get a better
10 idea of the time sequence.

11 MR. MCNAB: Well, folks have
12 attempted to do bench-scale simulations of
13 hydrocarbon plume behavior, if you will, in the lab
14 before. That's been attempted. I think the
15 problem is -- and you see some results that don't
16 contradict this. You can get some breakdown and
17 the electron receptors will change, and so forth.
18 You really can't reproduce the complexity of the
19 subsurface. You can't easily reproduce the things
20 I mentioned earlier. Variability in rainfall,
21 influxes of dissolved oxygen, just the physical
22 energies in subsurface that will isolate it.
23 Clay-lens pockets that can hold hydrocarbons, pull
24 them away from the dissolved oxygen, and so forth.
25 You can't reproduce all of that. So you come up

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1 very soluble and are also very toxic. Those
2 constituents are depleted from the plume here at
3 the Presidio, and what we have left are relatively
4 heavy hydrocarbon components, which aren't as
5 soluble, which aren't as mobile.

6 The other unknown is the role of absorption.
7 Basically, there's a lot of organic carbon down
8 there. The fuel hydrocarbon can stick to that
9 material and it can prevent their migration. So
10 what role this plays probably needs to be looked at
11 a little bit more.

12 Just to show you an idea of what's going on
13 with the plume. These are just concentrations of
14 fuel hydrocarbons as a function of time in a few of
15 the wells within the plume. And these certainly do
16 not contradict anything that we found in the
17 model. This is Well 26, the concentration has been
18 dropping over time quite significantly. And even
19 wells at the plume margin, concentrations certainly
20 aren't going up, they seem to be stable, if not
21 declining. There's nothing in the monitoring data
22 at this point, even though we have a fairly limited
23 amount of time that we've been looking at the
24 contradicting of these findings.

25 BOARDMEMBER BERMAN: What's the

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1 with results from the laboratory that qualitatively
2 make a lot of sense, but you will be challenged in
3 terms of how well you can extrapolate that
4 information in the field.

5 BOARDMEMBER BERMAN: Then given those
6 sort of unpredictable characteristics, the
7 geophysical characteristics that are unpredictable,
8 how can you put that into your model to know that
9 one snapshot in time is going to be predictive in
10 any sense of what to do? I mean, eventually, this
11 is to be information about some decision-making
12 process based on lots of uncertainty, and somehow,
13 I don't personally get the picture that you can use
14 it yet, because you don't have any real time
15 sequence information that you can rely on.

16 MR. MCNAB: All you can do is sort of
17 bracket what's going on. We don't know exactly
18 what's going on in the subsurface, we never will,
19 that's impossible. But we have a reasonable idea
20 of some of the ranges of the perimeters that can
21 affect this. We know from pumping tests, and so
22 forth, we have an idea what the range of flow
23 velocities are in the subsurface. We have an idea
24 of what the range is in terms of what the age of
25 this plume is. It's anywhere from 20, 30, 40 years

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1 old. We have a ballpark estimate for that. The
2 retardation coefficient, which describes how
3 hydrocarbons partition onto solid phases in the
4 subsurface, we can look at the literature and we
5 have an idea of what the range is for given amounts
6 of organic carbon in the soil, which we can
7 measure. We can constrain a lot of this stuff, and
8 run these sort of Monte Carlo models that I
9 mentioned earlier. There's a great deal more
10 detail on that I don't necessarily want to get
11 into.

12 We try to reproduce the problem, assuming a
13 certain history for it, and we just try to look at
14 what's reasonable. That's really the extent of
15 what we can do. For the most, it's really just
16 pulling together pieces of information that support
17 the hypothesis. How do you make a decision when
18 you are never going to have all the data you would
19 like to have? So how do you make a decision based
20 upon sparse data? How do you focus on those key
21 elements? And how do you reduce the uncertainty to
22 a tolerable level on those key elements? That's
23 really where the stakeholders are involved. What
24 are those elements? How much is tolerable?

25 FACILITATOR KERN: Given where we are
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1 risk-based corrective action at military bases
2 around California, I accepted and have been
3 participating in this.

4 I was concerned when we first started this
5 project that we not be the natural attenuation
6 rubber stamp committee. As we've gone through the
7 process we've tried to be objective in what would
8 be appropriate approaches for remediation at these
9 sites, and looking at how risk-based corrective
10 action is being applied at these sites.

11 Let me say right up front, I am not going to
12 be making any regulatory decisions about the
13 Presidio. I'm not the project manager. You have
14 your EPA project manager here. The Regional Board
15 is really the lead agency, as I understand, on this
16 particular site. I'm trying to be a somewhat
17 impartial third party in this process. And as
18 such, I'm not going to give you the answer, because
19 I'm not really involved in deriving the answer.
20 I'm going to try to stimulate some discussion that
21 will help you think through some of the issues
22 associated with risk management and analysis at
23 this site.

24 First, let's talk a little bit about what is
25 risk. Webster's Dictionary says it's the

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1 in the agenda, I think we should try to move on.

2 MR. MCNAB: At this time, I'd like to
3 introduce Matt Small.

4 MR. SMALL: Thank you for your time
5 this evening. I am Matt Small, from the US/EPA.
6 I'm a hydrogeologist, working in the Underground
7 Storage Tank Office. The reason I got involved
8 with this project is, I've been involved with risk
9 based corrective action for petroleum releases in
10 Region IX, and around the country. I was involved
11 in the creation of AST for risk-based corrective
12 action at petroleum release sites. I'm the
13 chairman for remediation by natural attenuation
14 work group under AST, and I've participated in the
15 monitoring of natural attenuation for EPA.

16 So I've been involved with natural
17 attenuation and risk-based corrective action for
18 petroleum releases pretty intensively for several
19 years now. And we're very interested in seeing
20 risk-based approaches used for appropriate response
21 to setting cleanup goals at a variety of sites and
22 at petroleum release sites, in particular, around
23 the country.

24 So when Dave Rice invited me to participate
25 in this program, looking at the application of

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1 possibility of suffering harm or loss. Now this is
2 voluntary or involuntary. Let me give you an
3 example of voluntary versus involuntary. Smoking
4 cigarettes. You light up a cigarette and you suck
5 it into your lungs, that's a voluntary risk. Now
6 if I were to take a drag off a cigarette right here
7 and exhale, all of you would be involuntarily
8 exposed to a risk of secondhand smoke.

9 Okay, let's relate that to petroleum
10 hydrocarbons. How many of you pumped your own gas
11 into your car today and inhaled hydrocarbons? That
12 was a voluntary risk. You did that to yourself.
13 Now if you had a release of hydrocarbons that were
14 dissolved in your groundwater, and you didn't know
15 about it, that would be an involuntary risk, or an
16 involuntary exposure to petroleum hydrocarbons.
17 That's what we're concerned about here at the
18 Presidio, is this involuntary exposure to petroleum
19 hydrocarbons as a result of release of the Building
20 637 area.

21 So what are we going to do to define our risk
22 to this involuntary risk to petroleum
23 hydrocarbons? Well, a scientific definition is the
24 exposure, times the hazard there's another
25 definition of risk; exposure, times hazard, times

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1 public perception, which is very important. It's
2 important that people feel safe. And that can be
3 risk, with a capital R-I-S-K. It can be very
4 different from the scientific risk.

5 Risk-based decision making is really the
6 process of focusing on sources of contamination, in
7 this case, it would be the petroleum tanks, primary
8 source of contamination, maybe some residual
9 petroleum in the soils, that's our source of
10 contamination. The pathways, through which this
11 contamination might move, such as groundwater,
12 vapors in soil, etc., and the receptors. What
13 would the receptors be?

14 FACILITATOR KERN: People, plants and
15 animals.

16 MR. SMALL: People, plants and
17 animals, that's a good description. What if you
18 have no source, is there a risk? No. What if you
19 have no pathway for the source or the contaminates
20 to move through to the receptor, is there a risk?
21 No. If you have no receptors here, is there a
22 risk? No. You must have all three of these things
23 for there to be a risk.

24 We want to look at both current and potential
25 future risks early on in the corrective action

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1 are gone. The secondary sources, the hydrocarbons
2 in the soil, have been partially dealt with. There
3 has been some excavation and some thermal treatment
4 of that soil.

5 What about pathways? Well, we have some
6 potential pathways. We have groundwater as a
7 potential pathway to dissolve transport. There is
8 some potential for vertical migration to deeper
9 groundwater, but that appears unlikely, based on
10 the groundwater gradients at this site. Currently,
11 the plume is not in contact with any surface
12 water. We don't think surface water transport is
13 very likely, although, it is uncertain what's going
14 to happen with the wetlands scenario. Vapor
15 transport also appears unlikely.

16 So let's look at exposure. Source, pathway,
17 potential receptors.

18 FACILITATOR KERN: What about
19 groundwater wells?

20 MR. SMALL: The only groundwater
21 wells in the Building 637 are the monitoring
22 wells. There are no drinking water wells.

23 There's no currently existing human receptors
24 for groundwater, because we don't have any wells in
25 the area. The future use of groundwater is

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1 process, this is part of risk-based decision
2 making. We want to do this up front. If we want
3 to use risk-assessment information to make some
4 decision, how much corrective action is needed, and
5 how soon is it needed? So really, we're headed
6 for, how much do we have to do, and how soon do we
7 have to do it?

8 Remember, again, we are looking at exposure,
9 times hazard, equals risk. Now the exposure
10 hazard, generally, is for petroleum hydrocarbon.
11 There is the risk of exposure to vapors, the
12 product in the soil, if there were actually
13 gasoline in soil, or dissolved in water. And I
14 think, this is the one we're most concerned with
15 here. We certainly don't want to drink that or
16 contact that contaminated water, or inhale vapors
17 from it, or have it come in contact with humans,
18 plants, animals.

19 So remember, we've got exposure, times
20 hazard. So for exposure, we have to have sources,
21 pathways, receptors. The sources at the Building
22 637 area we have primary and secondary sources.
23 The primary sources would be the above-ground
24 storage tanks that have been removed, and the fuel
25 lines have all been removed, so the primary sources

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1 unlikely, because there's fairly high-dissolved
2 solvents in the shallow groundwater in this area,
3 meaning, it's somewhat salty, you might not want to
4 drink it.

5 Worker exposure during wetland or other
6 future construction is really unknown. I don't
7 know what the National Park Service is planning
8 here, but you would not want to dig into this
9 plume, for example, because there would be some
10 possibility for dermal contact inhalation.

11 Ecological risk to the constructive wetland
12 is considered unlikely as the plan for wetland
13 construction was described to us. But it is
14 uncertain, we really don't know what's going to
15 happened to those constructive wetlands.

16 There's a wide range of hazards here.
17 Physical hazards, which are fire and explosion,
18 those are certainly the most dramatic hazards
19 associated with petroleum hydrocarbons or methane.
20 Whole body effects, such as toxic effects. We
21 don't expect anything like that out here.

22 Teratogenic effects, mutagenic effects, can occur
23 from a variety of compounds. And then the big one
24 that everyone's concerned about is carcinogenic
25 effects, or cancer-causing effects, usually

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1 associated with benzene, toluene. This site,
2 luckily, is fairly depleted in benzene, or the
3 concentrations in benzene are fairly low at the
4 Building 637 area.
5 The carcinogenic hydrocarbons, BTEX, are at
6 relatively low levels at Building 637. The heavier
7 hydrocarbons that have been left behind, locked up
8 in the soil, etc., are, generally, of lower
9 toxicity.
10 Let's look at this again. Exposure, times
11 hazard, equals risk. Much of the source has been
12 dealt with here. The tanks have been taken out,
13 there's been a lot of excavation, we may still have
14 some residual source locked up in the soil below
15 the groundwater.
16 Pathways. We have some potential for these
17 dissolved hydrocarbons to move through the
18 groundwater. We have a dissolved plume. There is
19 some potential for hydrocarbon vapors to move
20 through soil, and methane, as was pointed out. So
21 we have some residual source, we have some
22 pathways, potentially for migration. As far as
23 receptors, we don't currently have receptors. We
24 have some questions about the potential future
25 receptors, in terms of construction workers and the

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1 limit at which you can detect.
2 Typically, in the past, people have said,
3 clean up to 100 parts per million, total petroleum
4 hydrocarbon, things like that. You may have heard
5 of these types of cleanup standards. And you can
6 clean up to a site-specific standard, calculated on
7 the risk at the individual site.
8 That's basically determining cleanup, based
9 on concentration reduction. You can also regulate
10 based on exposure prevention. Say, as long as it
11 is based on containment or migration, we're happy.
12 As long as the plume stays where it is, and it's
13 not effecting any receptors, we're happy. Okay,
14 that could be a remediation goal. Or, as long as
15 it doesn't cross this line in the sand, as long as
16 it doesn't go beyond this point, we're happy. And
17 this often includes some form of institutional
18 controls. Such as, future well installations, you
19 may have restrictions against that. Certain
20 restrictions regarding certain types of
21 construction or activity in the area.
22 And then, one of the more popular approaches
23 with responsible parties would be the no action
24 alternative, which is, obviously, not going to
25 happen here, since there has been a lot of action

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1 wetlands. So that kind of completes our model of
2 sources and pathways and receptors for the 637
3 area.
4 What we wanted to know now is, how do we
5 manage this risk? We ask the question, how risky
6 is this? The likelihood of harm to human health
7 and the environment. It appears currently low, we
8 have a couple of future questions, but appears very
9 low risk. Risk management is: What shall we do
10 about risk that we've determined or assessed? Then
11 using this risk assessment information to make
12 regulatory decisions. And those decisions are
13 setting cleanup standards.
14 So let's look at some generic cleanup goals
15 or remediation goals. And remember, these can be
16 used in combination or alone. I've kind of tried
17 to categorize these. These are goals that you
18 might set for the Corps of Engineers and the
19 Presidio to meet. You could say, "This is the way
20 we want you to clean up the site." Once you get to
21 this point, you're basically done. You could base
22 it on concentration reduction where they had to
23 clean up the background or non-detect. You could
24 require them to clean up to some generic standard,
25 these are sometimes arbitrary, or based on the

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1 taken already.
2 Those are the generic remedial goals. But
3 there are a lot of other considerations. We'd like
4 to know what the status of the plume is. Is it
5 shrinking? Is it stable or expanding? Potential
6 for future receptor impact. Land use, water use.
7 Future land use and water use. Institutional
8 controls. Cost and feasibility. I know people
9 don't like to consider this, but this is definitely
10 a reality, cost and feasibility, the option
11 selected. And this is a big one, the time frame
12 for remediation.
13 So let's look at possible scenarios. Again,
14 these are not the answers. I'm not suggesting this
15 as cleanup standards, and with all the other
16 disclaimers in place, here we go.
17 Here's example one. Your remedial
18 remediation goal is very low concentrations
19 throughout the entire dissolved plume in a short
20 period of time. We want it cleaned up right now.
21 What is this going to involve? Well, it's probably
22 going to involve additional excavation in the plume
23 below the water, below the groundwater in the plume
24 core, with above-ground soil treatment, probably
25 pumping and treating groundwater, and monitored

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1 natural attenuation at the margins in the plume.
 2 We're looking at something that's relatively fast,
 3 in the order of a few years, and very expensive.
 4 You see your remedial goal has a big influence over
 5 the types of cleanup technologies that you're
 6 forced to use, the time that it takes to clean it
 7 up, and costs that it takes to clean it up.
 8 Let's look at another potential remedial
 9 goal. Lower concentrations throughout the plume
 10 over a longer period of time. The technologies
 11 could be something like enhanced biodegradation in
 12 the plume core. You might be adding oxygen through
 13 air sparging, you might be adding some sort of
 14 nutrients to help feed the bacteria and bulk them
 15 up a little bit so they eat the hydrocarbons
 16 faster. You would still be doing some pump and
 17 treat to removed the dissolved hydrocarbons. And
 18 again, natural attenuation at the margin of the
 19 plume. We're going to see the time increase on
 20 this, and this is relative time, I don't have exact
 21 times here. And the cost is going to come down
 22 somewhat.

23 Here's a third example. And here I've
 24 changed the remedial goal from a
 25 concentration-based goal to a containment goal,

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1 biodegradation? This seems to me to be silly. Why
 2 do that at all? That's something in land that has
 3 no value, whatsoever. We don't know what the value
 4 of this land is, but it's presumably more valuable
 5 than just a containment. And given that you know
 6 biodegradation is occurring, and it's a relatively
 7 cheap process to accelerate, I would vote and say
 8 this is just a waste of time, example three.

9 MR. SMALL: This particular site,
 10 what is important, is this particular site is
 11 unique in the fact that it has very low oxygen.

12 BOARDMEMBER BERMAN: So just a little
 13 bit of oxygen may really make it go. If it's
 14 really confined by methanization, maybe you could
 15 accelerate it quite a bit.

16 MR. SMALL: This is a good thing for
 17 the RAB, the Regional Board, and the Presidio to
 18 discuss. Trying to get some more costs on some of
 19 these approaches. Look at what kind of time
 20 savings you've got versus cost savings, and get
 21 some sort of a reality check on it. And if indeed,
 22 several million dollars is the cost, but that seems
 23 cheap for time savings, then maybe that's your
 24 approach. Several million dollars seems out of the
 25 question, which it is at many sites. And you asked

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1 where it's non-migration or plume containment with
 2 no surface water impacts, this is very important.
 3 If the wetlands are constructed, and there's a
 4 surface water impact, all bets are off on this
 5 one.

6 The technology that you could use at this
 7 point would be monitored natural attenuation for
 8 the entire plume, with a contingency for a more
 9 active cleanup should the wetland construction
 10 mobilize the plume in some way, or should the plume
 11 move in some way that was not expected. We don't
 12 expect this plume to move, we think it's fairly
 13 stable. But you need to monitor it and if you see
 14 that it's moving, you need to have a contingency.

15 Again, the goal is non-migration, with the
 16 caveat that no surface water impacts monitored
 17 natural attenuation throughout the plume, with
 18 monitoring with a contingency plan in case the
 19 plume moves in an unexpected way. The time on this
 20 is much longer, and the cost is going to be lower.
 21 I don't know exactly how much it will cost.

22 BOARDMEMBER BERMAN: It would seem
 23 that the accelerated biodegradation is a relatively
 24 cheap remedial action. Why would anyone chose this
 25 one given the fact what we know about accelerated

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1 the question, why would anyone ever chose this
 2 approach? There's a lot of reasons. Because we
 3 have sites where it's just not possible to get any
 4 of this out of the ground or to do these types of
 5 engineered approaches. We may have plumes in the
 6 area that are inaccessible, that are very deep,
 7 etc. Responsible parties may not appear to have as
 8 deep pockets as the military, so they may not have
 9 as much money, so there are various reasons why
 10 people do chose this. And there's feasibility and
 11 cost issues.

12 BOARDMEMBER BERMAN: I would agree
 13 with you. I was specializing my remarks for those
 14 here.

15 FACILITATOR KERN: I need to jump in
 16 here, and ask you where you are in your
 17 presentation?

18 MR. SMALL: I'm at the conclusion and
 19 recommendation.

20 Exposure risk assessment are tools for
 21 determining the amount and urgency of corrective
 22 action necessary. It's not a magic thing. We're
 23 trying to ask how much we need to do and how soon
 24 we need to do it.

25 Human receptors are not currently

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1 threatened. Ecological receptors are not currently
2 threatened. The plume is not expected to migrate
3 significantly, based on the information that we've
4 seen. However, future ecological and worker risk
5 is uncertain, mainly because of the wetland
6 construction scenario that we are just not
7 completely clear on.

8 The wetlands is not the only potential
9 exposure for future construction. There may be
10 other construction activities, depending on what
11 the Park Service decides to do here. And if you
12 are going to do those construction activities above
13 this plume, or even to the depth that you might get
14 into the dissolved plume, then that's a
15 consideration, too.

16 Okay. Setting remedial goals for this site
17 should include stakeholder input. By stakeholders,
18 I mean, the public, regulators, the Army, Park
19 Service, everyone involved. You need to work
20 through these considerations together.

21 If you are going to consider monitored
22 natural attenuation, institution controls may be
23 appropriate. Think about those for controlling
24 potential exposures, long-term.

25 Regardless of the remedial goals chosen, I
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1 MR. JOHNS: I'm going to provide a
2 brief presentation on the status of our work at
3 Crissy Field, because soil removal tends to be a
4 boring topic. If people have questions along the
5 way, please stop me. I've been told I can't back
6 up more than one slide, so if you wait too long,
7 you have to wait until next month.

8 A little background on Crissy Field. The
9 work we're doing is to support the reuse of Crissy
10 Field by the Park Service. GGNPA, NPS are going to
11 create a spectacular recreational and educational
12 site for the entire community. Like I said, we're
13 doing this to facilitate their reuse.

14 A little background of the remedial action
15 plan was prepared last year and completed on April
16 17th. We initiated remedial actions on Crissy
17 Field on April 20th. We initiated work at eight of
18 nine sites, and that's actually changed. Today we
19 started work on the final site, Fill site 7. One
20 of the things we're finding is that the soil
21 sampling that we're doing for the confirmation was
22 indicating larger amounts of soil than we have
23 originally anticipated. The little dots pop up
24 where all the remediation sites are, so we'll go
25 through these pretty quickly.

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1 believe that natural attenuation and biodegradation
2 will be useful components within the overall
3 approach. Perhaps, at plume margins, perhaps, as
4 an accelerated or enhanced biodegradation for the
5 plume, it will play some role.

6 Monitoring is recommended as a safeguard for
7 any remedial technology chosen to make sure that it
8 performs as expected.

9 Any other questions? Thank you, again, for
10 sitting through our tag-team presentation.

11 FACILITATOR KERN: Thank you, Matt,
12 and to the other experts here tonight. I wonder if
13 any of you might be available for further questions
14 at some later date? Contact me, phone or E-mail,
15 would that be appropriate?

16 MR. RICE: Yes, please, contact me.

17 FACILITATOR KERN: It would be
18 appropriate, at this point, to give our reporter a
19 well-deserved break. We've gone considerably over
20 on this element, and we're going to have to plow
21 through the remaining agenda, so we'll resume in 10
22 minutes

23 (Break)

24 FACILITATOR KERN: All right. I'll
25 turn it over to Rich Johns, from IT.

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1 I think the first site we'll talk about is
2 East of Mason. This is the first site we started.
3 This is a couple of photographs of the excavation
4 area. This was planned as a 40-ton excavation.
5 We're shipping all the soil off site. It is a lot
6 easier for us to think in one unit as opposed to
7 converting back and forth in yards. It was
8 originally planned at 40 tons, we're up to 400
9 tons. The original excavation has increased to
10 that extent. Not much depth increase, we're still
11 at about two-feet deep. We were hoping we'd be
12 done today. We got results of confirmation
13 sampling from our seventh step out. We had one
14 dirty sample. We have a little more excavation to
15 do, and I think we'll be there.

16 The next site is Fill site 7. We started
17 this one this week, set up and actually started
18 excavation on some of the sites this morning. The
19 large areas are sites where we had metal
20 contamination. The smaller squares are test
21 potholes or test pits. We're going to excavate for
22 potential petroleum contamination. This site, it
23 was started the last, because we've done fairly
24 extensive additional investigation out there since
25 the preparation of the RAP. It was done to

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1 identify any potential metals of concern. During
2 that sampling process we did notice some petroleum
3 odors, so instead of going out and doing additional
4 investigation to try and define that, we're going
5 to use the excavation to determine if those are
6 problems, and if they are, we're going to expand
7 them accordingly.

8 Building 924. This is one of the former
9 firing ranges. It's on the hillside, which is a
10 little road that goes up to Lincoln Road. This
11 excavation area is going up the hillside. We
12 completed the extent of that excavation. We've
13 done the confirmation sampling. It indicates that
14 there's a little more soil that needs to come out.
15 Because of the slope there, it's a very steep
16 slope, we're doing a stability analysis to make
17 sure that we're not going to create some stability
18 problems for that roadway.

19 The 923/937 area. Basically, there's four
20 small excavation areas. We've completed three of
21 the sites, one is cleaned up, two will require some
22 over excavation, and the third, when we complete
23 the extent. You can see up at the very top, the
24 pink shows the over excavation we've done. The
25 next linear one will require some over excavation

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1 been completed. We have done over excavation on
2 the next excavation in the order; that's
3 continuing. And then we've got two other areas
4 that we're still working on the initial excavation
5 extent. Like the others, the soil quantities have
6 increased fairly significantly on this site.

7 Here, instead of excavating and taking
8 samples and sending them off to the laboratory for
9 analysis, we do an initial screening in the field.
10 We actually sieve the soil samples and we look for
11 skeet fragments and lead shot. If we determine
12 that either of those are present we continue the
13 excavation and we won't bother with the laboratory
14 analysis until we get that part of the problem
15 addressed.

16 Building 937 site. This is an area where the
17 UVB system was located. We did an excavation at
18 the corner of the building to explore for potential
19 petroleum and impacted soils. We did find the
20 problem at the corner of the building, and that
21 excavation is being expanded.

22 Building 979, up in the far corner. This
23 site basically had two missions. One was to
24 explore for some buried drum debris. When the Park
25 Service did some work in the area they encountered

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1 in the future. The long thin one coming down the
2 side is the one that's in progress, we've
3 cross-patched the area that we've completed.

4 The 950 site, up in the corner. It's an area
5 of some former buildings. You can see the fairly
6 large extensive excavation, it's relatively
7 shallow, the crossed-patched areas are those
8 areas. Basically, we completed all the initial
9 excavation extent. The pink shows where we
10 expanded the over excavation laterally. The yellow
11 shows where we increased the depth of the
12 excavation. We originally planned for about 8,000
13 tons of soil to date, we removed close to 11,500
14 tons, and we still have some additional work to do
15 to complete that.

16 Crissy Field Rifle and Skeet Range.
17 Essentially, it's four areas along the bay front
18 that we're dealing with. You can see there's a
19 small retaining wall that we set up to prevent our
20 work from causing sedimentation from going into the
21 bay. Again, these are very large shallow
22 excavations, so we're using dozers to make our
23 initial cuts.

24 There's four excavation areas here. We have
25 completed one. The eastern most excavation has

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1 some crushed drums, basically left them in place.
2 We came in and did a geophysical survey to look for
3 magnetic anomalies, identified several locations,
4 and excavated those. We found the drum debris that
5 the Park Service had located and also found one
6 impact drum. All this material was located. There
7 were also several petroleum excavations associated
8 with this site. Except for a little bit of
9 additional sampling, I think we're pretty much
10 wrapped up with the work we need to do here.

11 FACILITATOR KERN: Was there anything
12 in the drum?

13 MR. JOHNS: There was a very small
14 amount of liquid in the drum, basically, a
15 flammable liquid.

16 I believe the final site that we're dealing
17 with is the 604/643. We just initiated the work on
18 this site last week. We pulled out a couple of
19 hundred tons of soil. You can see, again, it's a
20 fairly long, linear excavation. It's in a very
21 fine restricted area, so we have very slow work to
22 get that one completed.

23 And a little summary of where we're at. When
24 we produced the RAP in the workplan, we were
25 projecting that we would have about 24,000 tons of

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1 material that we would move off the site. As of
 2 Friday of last week, we moved almost 25,000 tons.
 3 From what we see we have left, we're projecting
 4 that we'll be up to 50,000 tons before we're done.
 5 Now that, obviously, would raise some concern
 6 with the schedule. We've taken specific steps
 7 recently, to help improve our production to be able
 8 to get out of the way of the GGNPA and the NPS so
 9 they can get in and get their Crissy Field project
 10 started. We've been adding additional crews and
 11 equipment, we're exploring that. The possibility
 12 of increasing work hours, we talked with the Park
 13 Service today about that. We implemented some
 14 streamline sampling excavation processes instead of
 15 stepping-out sampling, where, at the East of Mason
 16 site, we did. We're on our eighth step out. It's
 17 a very time consuming operation. We're looking at
 18 the possibility of pothole excavation, to better
 19 define where our step outs are. So instead of
 20 going out five feet at a time, we may take 10,
 21 15-foot step outs, depending on what that sampling
 22 indicates. And we've also been coordinating with
 23 the GGNPA to prioritize which sites are the most
 24 important for them, for us to be done with first,
 25 so we can get out of the way and they can start

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1 hazardous soils are going down to the Bakersfield
 2 area, where there's several large hazardous waste
 3 facilities.
 4 FACILITATOR KERN: Any questions?
 5 BOARDMEMBER BERMAN: It looks like
 6 great work, considering the difficulties that
 7 you've encountered.
 8 FACILITATOR KERN: Thank you, Rich.
 9 Moving onto the next item, the Main Installation,
 10 FS/RAP presentation.
 11 BOARDMEMBER WILKINS: Can everyone
 12 hear me? I'm going to quickly go through where we
 13 are with the Main Installation Feasibility Study,
 14 where we are right now, and where we're going to
 15 go. So quickly, here are the main subject areas
 16 that I'm going to go through in the next few
 17 minutes. I believe that we had copies of these
 18 slides at the back of the room, so if you want to
 19 refer to those, feel free to do so.
 20 Okay, just some quick background on the
 21 remedial investigation, Feasibility Study process
 22 here at the Presidio.
 23 It started back in 1990. The initial
 24 remedial investigation report, culminating of a
 25 final remedial investigation report, published in

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1 work on certain areas while we're continuing some
 2 of the other sites, the lower priority sites.
 3 BOARDMEMBER NATHIEL: How do you pay
 4 for the extra work?
 5 BOARDMEMBER HANDEL: We anticipated
 6 scope work and requested adequate funding for
 7 that. So right now, we're fine.
 8 BOARDMEMBER BLANK: I would just like
 9 to say, from the standpoint of the National Park
 10 Service, that we really appreciate the efforts from
 11 the Army and IT, for having done all of the
 12 extensive work at Crissy Field. And we really have
 13 had very few problems, in spite of the amount of
 14 earth movement that's going on, in terms of
 15 visitors and traffic and that type of thing.
 16 MR. JOHNS: Yes. We've probably
 17 moved, on average, 60 to 70 truck loads of material
 18 off the site a day over the last several weeks. So
 19 that's quite a bit of truck traffic.
 20 BOARDMEMBER BERMAN: Where does all
 21 of this tonnage actually get deposited?
 22 MR. JOHNS: There are various land
 23 fills we're going to for disposal. It depends on
 24 the characteristics of the waste. The nonhazardous
 25 materials are going to some local landfills. The

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1 January of 1997. And over the course of those
 2 eight years we actually produced four complete
 3 remedial investigation reports, although, you don't
 4 see the different time periods in there. And then
 5 in parallel with those reports, we also produced a
 6 Feasibility Study report, culminating in the draft
 7 final FS that was published for public review last
 8 summer.
 9 So at this point in time, the Army published
 10 a draft final FS. We received comments from a
 11 great number of stakeholders. We initiated a
 12 process to begin addressing comments on the
 13 Feasibility Study and we interrupted that process
 14 in the middle of December, based on discussions
 15 with the stakeholders, and primarily, the Presidio
 16 Trust, because they wanted an opportunity to submit
 17 some supplemental comments in the form of alternate
 18 proposals to the FS. We received those from them
 19 in May of this year. Just prior to that time, the
 20 Army re-initiated the efforts to start the
 21 Feasibility Study process again, and that started
 22 in April. We have a new contractor doing that,
 23 because the old contractor's contract expired. The
 24 old contractor was Dames & Moore. The new
 25 contractor is Montgomery/Watson, and you're

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1 familiar with many folks on their staff.

2 These are the main objectives that we have
3 for the Feasibility Study. Obviously, one of the
4 main things we're going to do is to respond to all
5 the comments. That's the comments that were
6 received at the end of the comment period last
7 September, as well as supplemental comments
8 submitted by the RAB Feasibility Study
9 subcommittee, and supplemental comments submitted
10 by the Presidio Trust in May of this year.

11 Also, we have an opportunity now, in revising
12 this document, to incorporate additional data
13 that's been collected at various sites throughout
14 the Presidio. For example, Landfill E. We've done
15 a lot of additional seep sampling, and things of
16 this nature at that particular site, that are going
17 to help us in evaluating what are appropriate
18 remedies at various sites.

19 Also, it is our intention to revise the
20 cleanup levels. Obviously, there was a lot of
21 concern that some of the cleanup levels proposed in
22 our draft FS were inappropriate. We're going to
23 closely look at those, and have intentions to
24 revise those, as needed.

25 Also, there's been more clarification since
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1 areas. But again, with this particular issue, it
2 is at a national level, and it's beyond the scope
3 of my authority in managing this program to address
4 those issues in this document.

5 The Public Health Service Hospital area has
6 assigned ROD from April, of 1995. The petroleum
7 sites are under the Petroleum Program.

8 So how are we going to get there to revising
9 the final FS? Well, this describes, in general
10 terms, what our approach is going to be. We want
11 to develop current ARARs. Our biggest concern here
12 is what ARARs apply for the landfills. I think
13 it's certainly quite evident to the Army, if not to
14 the rest of you, that the issues regarding what to
15 do about the landfills represent the most expensive
16 part of the remedies that need to be developed for
17 the revised FS. And certainly, we need to make
18 sure that the ARARs are applicable and appropriate,
19 that we have a good handle on what those are, as
20 well as, for all of the other sites involved.

21 Again, as I previously mentioned in our
22 objectives, we're going to calculate new cleanup
23 levels for groundwater and soil, where applicable,
24 because that was, again, a major concern for many
25 stakeholders in the comments. We need to go

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1 last fall on the reuse claims for the Presidio,
2 having the Trust on board for about a year.
3 There's been some clarification that's going to
4 help us determine review, and that's going to
5 impact what direction we take, and, of course, it
6 is our intention to follow the appropriate state
7 and federal guidelines.

8 This next slide describes the scope of the
9 work that we have for this document. Basically,
10 what this tells us is what the document is going to
11 consist of, and what it's not. It's going to
12 address all the sites within the Main Installation,
13 as defined in last year's document, with the
14 exception of the areas that you see here on the
15 slide. That's Crissy Field and the DEH areas.
16 Both already have signed decision documents,
17 remedial action plans, so they're not included in
18 the revised FS. The CERCLA tanks and the firing
19 ranges are in separate operable units, and we'll
20 have a separate discussion document prepared for
21 those two groups of projects.

22 The lead-based paint, asbestos issues, in and
23 around buildings, residential and nonresidential.
24 As you know, the Army has addressed these issues in
25 the residential areas, has not in nonresidential

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1 through an evaluation of alternatives with various
2 technologies and remedies consistent not only with
3 the NCP process and those nine criteria, but also
4 the state's parallel criteria for that.

5 Also, we want to make sure that this document
6 is organized in a very smooth and easy-to-read
7 manner. There were certainly a lot of comments
8 about the very confusing manner in which the
9 previous document was organized, so we want to get
10 a handle on that and improve on that dramatically.

11 We're also going to include, as an appendix
12 to this document, a response to all the comments.
13 As you're probably aware, or you should have
14 received -- in the past, when we initiated our
15 response to comments on the draft FS last year, we
16 just provided general responses to about eight to
17 ten general areas that we had identified as major
18 concerns to the stakeholders, and we never really
19 got into specific response to comments from each
20 agency or stakeholder, because we interrupted that
21 process, like I said, in mid December. So this
22 document is going to include an appendix that will
23 have a response to all the comments from all the
24 stakeholders, including those recently received
25 from both the Trust and the RAB/FS subcommittee.

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1 And then the other thing we're going to do in
2 this approach, in order to expedite the
3 decision-making process, is to include the draft
4 remedial action plan as part of this document. So
5 it is going to be a dual document, presenting the
6 Feasibility Study, as well as the draft RAP. And
7 that's a pretty common technique used in the CERCLA
8 process.

9 This is our strategy for involving the
10 public, the regulators, and the other federal
11 agencies involved in the process, and anyone else
12 that is concerned. It is our intention to meet
13 regularly with the technical administrative staff
14 from both the EPA and DTSC, to seek their technical
15 guidance on the appropriateness of how we're
16 progressing with the development of the document.

17 We intend to have focus meetings with the
18 RAB/FS subcommittee, as needed. And have other
19 periodic meetings with the other stakeholders, the
20 Park Service, the Presidio Trust, any other
21 agencies that may be concerned, and to have a
22 progress report each month at the RAB meeting.

23 Lastly, this is our best estimate, at this
24 point in time, of how long we envision this process
25 taking, or the path we see this process taking.

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1 going to take, that's the review period that's put
2 there.

3 So we're looking at finishing up this entire
4 process by spring of next year. And assuming that
5 happens, then the remedial action work will take
6 place following that.

7 So that about covers it for the FS status.
8 Does anyone have any questions?

9 FACILITATOR KERN: On your schedule,
10 could you breakdown a little bit what's going to
11 take you the six months to produce the document? I
12 mean, given that you've done it several times
13 already.

14 BOARDMEMBER WILKINS: Well, the first
15 thing is, at this point in time, we have not
16 clearly defined all the little components of the
17 revised FS and the draft RAP within that six-month
18 period. As you know, looking at last year's
19 document, and because it's a CERCLA-decision
20 document, there are components of it that are
21 pretty standard. You have the ARARs analysis,
22 description of the cleanup levels, and all of those
23 types of things. And it's all those components in
24 the standard Feasibility Study document. There's
25 an EPA document that talks about that, that's going

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1 Our contractor, our consultant, Montgomery/Watson,
2 has been in discussions with the Corps since back
3 in April, formalizing our intent. They've been in
4 the process of developing these cleanup levels and
5 that's going to be one of the first things we have
6 an opportunity to present. We're going to present
7 that at the August RAB and at the August RPM
8 meeting.

9 The third block that you can see, that is the
10 time period that we believe it is going to take to
11 develop the remainder of the responsiveness summary
12 that will be followed by a review period process,
13 but that's the review period for that document,
14 since it does include the draft RAP. Then after
15 that, submitting it for signature.

16 When I talked about this at the RPM meeting,
17 there was some concern about the review period time
18 being 45 days, and being around the holidays, and
19 concerns about that. Again, this is what we
20 envision this schedule to be. I think, certainly,
21 as we've done in the past, we've taken into
22 consideration review time periods, and we intend to
23 do that in this case, as well. But just for the
24 purposes of laying out a schedule, and the general
25 time frame of how long we think this process is

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1 to take that entire period of time. Specifically,
2 when each of those portions or segments of the
3 document is going to be developed and produced, we
4 aren't there yet.

5 We did feel that the most important thing was
6 to start looking at cleanup levels, to start
7 looking at the risk assessment, and the concerns of
8 the stakeholders and their comments about those
9 issues. And that's why we decided to task our
10 consultant to start looking at those things first.
11 Besides that particular portion, I don't have the
12 specifics on the rest of that.

13 FACILITATOR KERN: On the meetings
14 that you laid out with the regulators and the RAB,
15 and various other agencies, like the Trust and the
16 Park Service, one of the ways that the community
17 gets a sense for what is happening is, we talk with
18 the regulators and the reuse people, and we try to
19 get a sense for what their read is. Were your
20 meetings all individual? Like, you'll have
21 meetings with just the regulators and just with the
22 Park Service? Or are you going to have group
23 meetings with all of these people together, so we
24 can get it all at the same time, or what?

25 BOARDMEMBER WILKINS: Well, I think

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1 in certain instances, like at the RPM meeting,
 2 that's going to be a collective opportunity, all
 3 the stakeholders would be involved. But certainly,
 4 there are going to be times when the risk
 5 assessment consultant from Montgomery/Watson needs
 6 to talk to the risk assessment person from DTSC, or
 7 the landfill expert at Montgomery/Watson. And the
 8 Corps of Engineers may need to talk to someone from
 9 the Integrated Waste Management Board. Those types
 10 of conversations may go on all the time, and they
 11 may go on over the phone. And it's that type of
 12 consultation and discussion with the regulatory
 13 agencies that there just may not be that type of
 14 opportunity to have you or someone from the RAB/FS
 15 subcommittee, or somebody from the Presidio Trust,
 16 in on that phone call. We envision plenty of
 17 opportunities with other meetings where we would
 18 certainly tell you, "Hey, we had a discussion with
 19 the regulators, this is what we talked about, this
 20 is why we talked about it, here's what we proposed
 21 to them."

22 So I think there's going to be a lot of
 23 opportunity to have dialogue, to give folks an
 24 opportunity to understand what direction we want to
 25 go, to see how we're addressing the comments as it

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1 different track. And the first time when I heard
 2 it, as we were kind of going down -- well,
 3 eventually, I understood. I haven't really had
 4 time to digest all of it, and I just wanted people
 5 to understand that.

6 BOARDMEMBER MCKLEROY: My question is
 7 in regards to the schedule. I see you have a
 8 document that is deliverable on a certain date, and
 9 then another document. Because of the fact that
 10 you have the RAP wrapped into the FS, when does the
 11 public get the document to look at? And then, what
 12 are the review periods that are involved,
 13 particularly, with respect to the RAP? I believe
 14 there are some statutory requirements that may be
 15 skipped, or that we may have already gone by, that
 16 I have constantly asked about. I would like to be
 17 able to pass that information onto to my community
 18 member constituents.

19 BOARDMEMBER WILKINS: The statutory
 20 requirements that you are talking about, is for the
 21 draft remedial action plan. There's a 30-day
 22 review period associated with that according to the
 23 California Regulations. And, of course, in our
 24 case, as I've said, there certainly is the
 25 consideration to adjust that, as needed, based on

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1 relates to that specific issue, that type of
 2 thing.

3 Our main effort, similar to what Matt Small
 4 was talking about with 637, we want to get a read
 5 from the regulators, too. What are the regulatory
 6 requirements for cleanup at this particular site,
 7 or with regards to this particular issue? And
 8 we're going to be depending heavily on the
 9 regulatory agencies to tell us exactly what that
 10 is.

11 BOARDMEMBER BLANK: I think it was
 12 close to a year ago, when the comments on the
 13 Feasibility Study were submitted. We all began
 14 meeting with the Army, the regulators, the Park
 15 Service, the community, and the Trust consultants,
 16 and looking at how could we move beyond this
 17 impasse on the Feasibility Study. And I believe,
 18 that we had an agreement to work very much hand in
 19 hand, so that all players would be working together
 20 and having a collaborative process, where we sat at
 21 the table together and worked through the issues.
 22 There weren't separate meetings with the
 23 regulators, and separate meetings with the RAB, and
 24 separate meetings with the reuse people.

25 So what I heard today, to me, this was a
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1 circumstances like the timing of it around the
 2 Christmas time period. So that's where you have
 3 this review here. And that's what that review
 4 period is for. To review that document and provide
 5 comments on it. And then that document is
 6 finalized in the final RAP, including the
 7 responsiveness summary that is a response to your
 8 comments on that draft RAP.

9 BOARDMEMBER MCKLEROY: So is that a
 10 45-day period after the document is made
 11 available?

12 BOARDMEMBER WILKINS: Yes. And
 13 that's what we programed in here for our schedule,
 14 to see how that fit over the whole scheme of
 15 things. Again, as I mentioned today, there was
 16 concern that this review period may not be
 17 sufficient, and I think that's something that we
 18 need to look at when we get to that point. Because
 19 of the large volume of comments, and the response
 20 to those comments, it's a valid concern, and I
 21 think we need to look at that.

22 BOARDMEMBER MCKLEROY: One follow up
 23 on that. Earlier we also got some read-ahead
 24 portions of the document. Do you anticipate doing
 25 that this time?

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1 BOARDMEMBER WILKINS: I think to the
2 extent possible, yes. What form those read-ahead
3 portions of this document are going to take, I
4 don't know yet. For example, if the RAB/FS
5 subcommittee wants to have a presentation from the
6 Army's consultants on where we are with the
7 document, say, in two months, and at that point
8 we've gone through the ARARs analysis, and we've
9 done a draft with the evaluation of alternatives,
10 then, yes, we may provide that to you in advance of
11 your committee meetings, so that when we come to
12 the committee meeting, if you have questions about
13 it, or wanted to discuss certain aspects about it,
14 we could do that type of thing.

15 So as I mentioned in the public participation
16 process that we envision, there's going to be
17 plenty of opportunity to see portions of this
18 document. You'll certainly be briefed throughout
19 various stages all along the way, so when you
20 finally get the package, you're not going to see
21 something entirely new.

22 BOARDMEMBER BERMAN: Is the previous
23 subcontractor going to be involved in this at all,
24 in terms of its past knowledge, and other efforts
25 that have been made?

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1 not a statutory one. This is one for the RAP,
2 though. Because the FS is not a decision document,
3 and that's one of the reasons why we decided to tie
4 the two documents together, because it would allow
5 the stakeholders an opportunity to have a review
6 period for both elements. And the other thing that
7 you might not know, is that the RAP is a natural
8 extension of the FS. And, generally speaking, it
9 is not a very comprehensive document in terms of
10 its size. From the FS you already have your list
11 of preferred remedies, and the draft RAP is really
12 a summary document that says, here is the preferred
13 remedies for the X number of sites, and here's the
14 cleanup levels, and here's what we want to do.
15 There's a signature page in there for the lead
16 regulatory agencies and the lead cleanup
17 authority. So that portion of it is actually a
18 very small document, because all it does is
19 summarize what your decision is going to be. The
20 FS has a technical justification and rationale for
21 supporting those decisions. And because it's a
22 natural extension, and because, by including it
23 with the FS, it gives you an opportunity to have a
24 review period with the FS. It all kind of fits
25 together.

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1 BOARDMEMBER WILKINS: Good question.
2 Yes, they were involved up to a certain point, and
3 then because of contract stipulations they were
4 terminated. But during the process that they were
5 involved during the last six or seven months, most
6 of that institutional knowledge, I'd say all of
7 that institutional knowledge, was transferred from
8 that contractor to Montgomery/Watson, our new
9 consultant. And there might be a little bit of
10 knowledge that still needs to be shared, but
11 arrangements have been made to transfer remaining
12 information from the old contract to the new one.

13 BOARDMEMBER BERMAN: Also, can you
14 give a rough idea of what the total cost of this
15 new FS would be?

16 BOARDMEMBER WILKINS: Just this new
17 part right here, is about a half a million
18 dollars.

19 BOARDMEMBER O'HARA: You are going to
20 be producing two documents under one cover, so to
21 speak. One is a draft FS, and the other is the
22 RAP. Is there a statutory time frame for a review
23 of the FS, and if so, how long is that time
24 period?

25 BOARDMEMBER WILKINS: No, there is

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1 BOARDMEMBER O'HARA: But doesn't the
2 RAP report dovetail on the FS, to the extent that
3 you have synthesized the information in the FS in
4 drawing your own conclusions and recommendations?
5 BOARDMEMBER WILKINS: Yes, that's
6 what I was saying. The Feasibility Study goes
7 through a technical analysis to determine what
8 preferred remedies and cleanup levels, and things
9 at a given site. And the draft RAP is merely the
10 summary of the decision that you have for your
11 facility. The justification for that is within the
12 FS. I mean, there's going to be some justification
13 explained in the RAP, but essentially, the meat of
14 why you decided to make that decision is presented
15 in the Feasibility Study.

16 FACILITATOR KERN: Thank you. Now
17 we'll go to 5.D.

18 BOARDMEMBER BLOOM: All right, I'm
19 going to make this fast.

20 As some of you may know, there's been a
21 network of Restoration Advisory Board community
22 members that have been meeting now for several
23 years. In January that network went national. And
24 there are two upcoming caucuses called, The
25 National Caucus of Restoration Advisory Board

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1 Members. And it takes in RABs that are called,
2 CABS, Community Advisory Boards, Site Specific
3 Advisory Boards, and technical review committees,
4 and other advisory committees that are working on
5 DOD cleanup programs and pollution control.

6 The upcoming two meetings, one is in Chicago,
7 actually, Niles, Skokie, Illinois, next week, and
8 it coincides with the meeting of Extensive
9 Environmental Response Task Force meeting. They
10 are the advisory committee to the Defense
11 Department on their base closure cleanup program.

12 The first meeting occurred in January. We
13 had about 40 individuals participating in 35 RABs
14 around the country. We had people from Alaska to
15 Florida and from Maine to San Diego. It was a
16 four-day meeting. At that meeting the committee
17 approved the July and September events.

18 Next week's event is focusing on organizing
19 RABs in the Illinois area, and presenting some
20 testimony to the Defense Environmental Restoration
21 Response Task Force. We're going to be
22 participating on two panels before DERTF, both on
23 institutional controls. And then there's going to
24 be an extensive participation in the public comment
25 period, and these will be divided up into three

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1 participation by members of at least 30 percent of
2 the RABs in the United States. And then, to do
3 outreach at meetings with the Defense Department,
4 the Environmental Protection Agency, do a briefing
5 for the Senate Arms Services Committee, the House
6 of National Security Committee, Appropriations
7 Committees, their staff, and the district reps.

8 So there's going to be a major outreach to
9 Capital Hill focused on approving funding and
10 radical notions, such as contractor oversight.

11 There will be a press briefing, as well. And
12 then discussion of the creation of a national
13 technical support network for providing RABs around
14 the country with the kinds of resources that this
15 RAB has enjoyed, in terms of technical people on
16 the RAB.

17 The meeting is free. All the materials
18 associated with the meeting will be provided to RAB
19 community members for free. And the meeting is for
20 RAB community members only. So with all due
21 respect to our friends in the regulatory agencies,
22 and Defense Department, the meeting is for RAB
23 community members, specifically. And that's
24 basically it.

25 We are starting to do the outreach right now,

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1 segments. Technical issues focusing on the
2 range-rule assessment and environmental justice
3 issues, and DOD and the public trust in California,
4 which is really a major issue here.

5 The second component is going to be
6 administrative issues. There is a guidance dispute
7 down at Fort Ord with regards to RABs and technical
8 review committees, so that's going to be dealt with
9 at this meeting.

10 There was an issue that came up here, that
11 Doug wanted to address, with regards to bylaws and
12 the selection of RAB members. And then there is
13 going to be comments by regional RAB members from
14 the Puget Sound area, Rocky Mountain, Colorado.
15 And then there is going to be some general
16 commentary on cooperation with the caucus from the
17 Defense Department.

18 The most important, however, is the September
19 meeting. And that's the larger packet, and we're
20 inviting everybody to come. We will be giving out
21 about 50 scholarships, about one per RAB, that we
22 think we'll be able to reach out to for the
23 meeting.

24 The goals are to formalize the caucus,
25 approve the 1998, 1999 workplan, to obtain

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1 nationally. I wanted to get the folks on this RAB
2 a jump on things, so if folks wanted to go to D.C.,
3 they could let me know. Fill out the form and get
4 your opportunity to participate in the caucus
5 development process. It's very, very exciting. We
6 are having a lot of effect with the process, even
7 with just one meeting under our belt. We were
8 invited to participate in the DERTF panel, which
9 was something that RAB members never did before.
10 We are now beginning to take advantage of the
11 public testimony period, and it should be very,
12 very exciting. You will get a chance to meet the
13 RAB members from all around the country. Find out
14 what works at RABs, and what's not working at RABs,
15 and have an opportunity to just share lots of
16 experiences, and hopefully, develop a network of
17 RAB members that will solve some of these nagging
18 problems, like confusion over funding, confusion
19 over priorities, and those types of things. Thank
20 you very much.

21 FACILITATOR KERN: I'd like to move
22 onto the Status Report.

23 BOARDMEMBER HANDEL: There was a
24 request that we provide photographs of these sites
25 during the presentation, so when we get that up and

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1 running, I'll start with the status of each of
2 these sites. Most of these sites are, again, sites
3 that we've mentioned.

4 The first site is in the DEH area. We
5 resumed removal activities at this site in early
6 July after we were able to remove nine or 10 trees,
7 I'm not certain of the exact number. They went
8 through the public posting process. Since we
9 resumed removal activities at this site, out of the
10 five actual building sites in this DEH area, we
11 removed an additional 440 tons of material. It's
12 estimated that we have an additional 220 tons yet
13 to remove. Many of these areas are cleaning up
14 very well. It appears that there will be one site
15 along the promenade, in the northeast corner,
16 that's giving us little difficulty in terms of our
17 timing, getting that completed by August 1. We
18 communicated that information to GGNPA and the Park
19 Service. We feel that they can work around our
20 limited excavation area, so that shouldn't be a
21 problem for that site. We are anticipating
22 completing all the sites and then producing an
23 interim data summary for all but one site by the
24 end of July. This would be the only site where we
25 go into August for our remedial activities and

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1 of you have heard or have been part of the process
2 with Montgomery/Watson. It has been a modeling
3 effort, stakeholder communication process. We have
4 a meeting scheduled for the 21st of this month. We
5 anticipate a draft corrective action plan, say,
6 late in September or early October, with a final
7 document 60 days after that.

8 The next site is Building 680. This is a PCB
9 removal site. It's a site we started last fall.
10 We had to stop our remediation activity due to lack
11 of funding. We started that process back up again
12 in May. There were a series of excavations and
13 step outs. I believe we're waiting, at this point,
14 for one last confirmation sample to verify that
15 we've met our cleanup goals. More recently, the
16 Park Service identified, as well as the Trust, some
17 concerns associated with some wipe samples inside
18 of a building there. The Army's going to go ahead
19 and remove that building and the concrete from the
20 site. We may need to excavate some additional soil
21 from that concrete pad. Currently, I don't have a
22 dollar figure from my contractor for additional
23 costs. I wouldn't think it's going to be very much
24 money. We can probably move some existing funds
25 around to cover that activity. We are anticipating

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1 interim data summary.

2 The next site is the Nike Missile Facility.
3 And here we prepared a workplan for the removal of
4 the water and hydraulic fluid, and hydraulic
5 systems apparatus at the facility contained in the
6 magazines. I believe that plan has been out for
7 just a few days for public and agency review. When
8 we receive all comments, we'll revise that plan,
9 and should have the revised plan out in August, and
10 we can begin initiating remedial activity late
11 August to early September.

12 The next site is 207. A report on both the
13 soil excavation, as well as the corrective action
14 plan. We removed approximately 2,000 tons of
15 petroleum contaminated soil from the 207 site.
16 Primarily, it's been from beneath Mason Street. We
17 previously removed several hundred tons underneath
18 the gas station last summer, but in this effort we
19 have removed approximately 2000 tons. Most of the
20 soil was removed to the groundwater. We backfilled
21 the site, and we'll probably lay the last course of
22 asphalt this week and paint, etc. We should finish
23 site restoration activities next week at this
24 site.

25 In terms of the corrective action plan, many
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1 we will be able to complete removal and site
2 restoration in late July, or an early August time
3 frame.

4 The next site is the golf course. This is a
5 photograph of the initial excavation where we
6 removed about 750 tons of material. We were unable
7 to continue our excavation at that site due to some
8 site futures, parking lot, as well as a small
9 building. I should say, we discovered this soil
10 contamination after the Park Service contractor was
11 beginning some development plans at this site. I
12 think it's a new club house. We were able to
13 respond. At this point, we are waiting for some
14 soil borings to be completed, or essentially, we
15 want to collect some soil information, so the
16 contractor for the National Park Service can
17 determine what, if any, design changes they need to
18 make.

19 Following that activity, when the surface
20 features are removed, we'll move forward to
21 excavate about 1200 tons of material, sorry, 1200
22 yards of material. We can begin that work after
23 the surface features are removed, and I don't have
24 a time frame on that. My belief is that it will
25 occur within the next month or two.

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1 The next site is the commissary area. I'm
 2 not sure if many of you are aware, the commissary
 3 area was previously a site of an old POL, or fuel
 4 maintenance station activity for the Army. We have
 5 had a workplan out for conducting investigation of
 6 that facility, for that area, and some adjacent
 7 areas. We are to receive agency and public
 8 comments -- actually, a 30-day period would be
 9 complete tomorrow. When we receive all comments,
 10 we'll evaluate them and provide a document, and a
 11 final workplan will go out, and we're hoping to get
 12 that done in early August. Site activities, in
 13 terms of conducting investigation, can begin in an
 14 August or September time frame. And that is the
 15 last of the sites I'm reporting on.

16 FACILITATOR KERN: Thank you, Bruce.

17 Mark, any update on the RPM meeting today?

18 BOARDMEMBER YOUNGKIN: There was one
 19 topic that hasn't been covered tonight.

20 GGNPA has begun the archeological
 21 investigation of the Crissy Field area. They
 22 delineated the two areas, area one and two. One
 23 area, which they started investigating today was
 24 the old Strawberry Island. This is what used to be
 25 on the marsh area of Crissy Field. They are trying

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REPORTER'S CERTIFICATE

1
 2
 3
 4 I, Elizabeth Valstad, do hereby certify that
 5 the foregoing is a true and correct statement of
 6 the testimony and proceedings had in the
 7 within-entitled matter and that the same is a full,
 8 true and correct transcription of the shorthand
 9 notes as taken by me in said matter.

10
 11
 12 Dated: At San Francisco, California this
 13 _____ day of _____, 1998

14
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 16
 17 _____
 18 Elizabeth Valstad
 19
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 21
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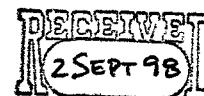
1 to determine the boundary of the lagoon and the
 2 island to interpret the history of the island, and
 3 to see if there's any Native Indian Tribe or tribe
 4 impact on the island, or presence on the island.
 5 The other area is where the old historic warp
 6 and causeways were located prior to their burial
 7 under Crissy Field. That work will start pretty
 8 soon to locate these old warp structures. And
 9 there is no other preconstruction activities,
 10 except for test-grass plots in Crissy Field, to
 11 determine what kind of grass will be used during
 12 the restoration.

13 FACILITATOR KERN: Thank you. Any
 14 other announcements? Thanks a lot for your
 15 attention tonight. Going passed the 10:00 hour,
 16 meeting adjourned.

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RESTORATION ADVISORY BOARD MEETING

THE RESTORATION ADVISORY BOARD MEETING



AUGUST 11, 1998

HELD AT

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: SHEILA MORRELL

CLARK REPORTING

2161 SHATTUCK AVENUE STE. 201

BERKELEY, CA 94704

(510) 486-0700

RESTORATION ADVISORY BOARD MEETING

August 11, 1998

The following persons were in attendance:

Doug Kern
Martin Steinpress
Matthew Fottler
Ravi Subramanian
Ed Callanan
Claire Best
Wesley Skow
Andrew Lolli
Julian Hultgren
Bruce McKleroy
Tracy Wright
Andrew Young
Saul Bloom
Mark Youngkin
Joanne Chow Winship
Jan Monaghan
Eleanor Roman
Arlene Gemmill
Bruce Anderson
Sharron Reackhof
Brian Ullensvang
Bruce Handel
Lucy Scott
Michael Work

1 FACILITATOR KERN: Good evening. We have a
2 packed house tonight. Why don't we see if we can begin.
3 I'm feeling very lonely up here at the head table
4 waiting for Bruce.

5 Welcome everyone. This the regularly
6 scheduled meeting of the Presidio Restoration Advisory
7 Board. It's a beautiful August evening tonight, and I
8 think people are taking advantage of that. Many folks
9 are on vacation.

10 But we do have a few important issues to talk
11 about tonight. So why don't we get started. Does
12 everyone have an agenda? Are there any additions or
13 changes to tonight's agenda? Any announcements? All
14 right. Moving quickly through old business, which
15 usually has no items there. On to Number 4. Mark with
16 the committee reports.

17 BOARDMEMBER YOUNGKIN: Thank you, Doug.

18 FACILITATOR KERN: Certainly.

19 BOARDMEMBER YOUNGKIN: The committee meeting
20 was on July 28th. We tried out a new meeting place, the
21 Presidio Alliance Building, here on the Presidio. I
22 think most people seemed to like the idea of having the
23 meeting on the Presidio, so we're going to try that
24 again in the future.

25 Our next meeting though will be back at the

1 old meeting place at Fort Mason -- Upper Fort Mason,
2 Building 201, 1st floor conference room. And we will
3 also be having a barbecue before the meeting at 6:00
4 o'clock in the public gardens, community gardens, which
5 is right behind Building 201, Upper Fort Mason. So,
6 6:00 o'clock p.m.

7 The details I'm not quite sure about yet. But
8 if there are details that someone could give, they could
9 give them now. Or we will be giving out information
10 later.

11 So at the committee meeting on July 28th, we
12 talked about lead-based paints. I think we pretty much
13 finalized the letter. And we're looking for signatures
14 of anybody who wishes to support it. So I'll be
15 circulating that around tonight and by E-mail.

16 We discussed chromium -- X-chromium ground
17 water at the Presidio. We had an interesting discussion
18 on that. We had quite a few questions that we're
19 following up on that.

20 BOARDMEMBER REACKHOF: Mark, maybe give a
21 brief overview for people who didn't get the letter.

22 BOARDMEMBER YOUNGKIN: The lead-base paint
23 letter. That's a letter that basically discusses the
24 sampling of soil around nonresidential buildings. And
25 it's in response to the controversy between the EPA and

1 the Army about whose regulatory responsibility it is to
2 sample that.

3 So this is a letter advocating a community
4 position that we would like the issue resolved, and that
5 sampling of lead-based paint around nonresidential
6 buildings should commence as soon as possible.

7 FACILITATOR KERN: I might just jump in and
8 let everyone know that we have an alternate recorder
9 tonight with us. And so in order to assist her, if you
10 might mention your name as you begin speaking and speak
11 slowly because this is a difficult subject to stay up
12 with. Thanks. Go ahead.

13 BOARDMEMBER YOUNGKIN: Did I summarize that
14 pretty good?

15 FACILITATOR KERN: Yeah, I think so.

16 BOARDMEMBER YOUNGKIN: Anybody have any
17 questions about that?

18 And the last item discussed at the committee
19 meeting was the FS RAP proposal; and in particular the
20 schedule, the Army proposed scheduling for that. I had
21 to leave the meeting early and didn't catch the rest of
22 that discussion. Could someone basically summarize
23 that, or what was the conclusion of the discussion?

24 FACILITATOR KERN: The meeting discussed -- we
25 discussed the Army's proposal and schedule for the

1 Feasibility Study/Remedial Action Plan. There were some
2 comments about that. And there was agreement around the
3 table to begin formulating some sort of response to
4 that.

5 And we have worked that response around a bit
6 via mail and E-mail. And we'll be presenting the
7 response later. It didn't really get into too many
8 details past just discussing what the Army had proposed.

9 BOARDMEMBER YOUNGKIN: As far as topics for
10 the next committee meeting, we will likely discuss the
11 FS RAP issue as an ongoing discussion item.

12 And one more note, if anyone has a copy of the
13 EKI alternative RAP book, the big binder that was passed
14 out -- there was three RAB copies -- if they could bring
15 that back and circulate it on to someone else, I would
16 appreciate that.

17 Thank you.

18 FACILITATOR KERN: Any questions for Mark?
19 All right.

20 Ready to move on to Item No. 5 and 5A. It's
21 the Main Installation Feasibility Study of RAP. And
22 Martin Steinpress with Montgomery Watson will be making
23 a presentation.

24 And I understand that Dave Wilkins is not
25 well, and he won't be here tonight.

1 BOARDMEMBER HANDEL: That's correct.

2 FACILITATOR KERN: Martin Steinpress with
3 Montgomery Watson.

4 SPEAKER STEINPRESS: Can you hear me okay? I
5 am Martin Steinpress with Montgomery Watson. And
6 tonight I'd like to just give you a brief update on
7 progress that we've been making on the Main Installation
8 FS RAP. And I'll talk about the addressing comments on
9 the May 1997 FS, revising cleanup goals, incorporating
10 Trust and NPS land use -- land reuse plans and
11 addressing appropriate regulatory guidelines.

12 We have made a lot of progress on a new
13 responsiveness summary. This will be completely
14 different than the original responsiveness summary that
15 was started a few months ago. It's scheduled to be in
16 the form of three tables.

17 The first one will be a complete list of all
18 of the comments -- basically an index of all the
19 comments received and just a very brief summary of who
20 they are from, what generally they contain, and either a
21 response or a reference -- in a lot of cases, references
22 as well -- to two other tables, Table 2 and 3.

23 Table 2 will be a general -- responses to
24 general comments, arranged by subject. And because
25 there's so many comments and a lot them are repetitious

1 or very similar, we've grouped them as per EPA guidance
2 by subject area. And then we'll address them as a
3 group.

4 And then a second table which will list all
5 the FS sites and summarize the comments received on a
6 site-by-site basis and respond to those. And as I
7 mentioned, this is completely different than the
8 previous responsiveness summary.

9 We will be addressing all the significant
10 comments in a way that includes more than -- certainly
11 much more than -- just submitting the comment, actually
12 describing the Army's response to it and how it's
13 addressed in the FS.

14 And then we have been revising the human
15 health cleanup goals and pretty much finished with this
16 and have developed five different land-use scenarios.

17 In addition to the recreational and industrial
18 scenario that was in the May '97 FS, we have residential
19 scenarios that include three different residential
20 scenarios: The permanent residential, which is your
21 typical residential scenario; and then, based on the
22 land-reuse plans scenario for the adjacent two
23 residences that are near but separate from the
24 residence, or the yard of the residence; and then a
25 third, which is a temporary for shorter-term facilities

1 that are occupied on a shorter-term basis and not a
2 long-term residence.

3 And then, as requested, we've also been
4 revising the ecological cleanup goals and modifying or
5 developing goals that are protective of the special
6 status plans as requested in the May '97 FS comments.

7 And then the reuse plans have been compiled on
8 a site-by-site basis and reviewed. And the previous
9 reuse plans that were in the previous FS revised on a
10 site-specific basis.

11 And then finally revising the list of OR's to
12 be considered, a list similar to -- considering those
13 that were developed by the group in the Crissy Field RAP
14 and, of course, adding those that are appropriate for
15 main installation sites that weren't in the Crissy Field
16 RAP.

17 Any questions?

18 BOARDMEMBER LOLLI: Are you on schedule?

19 SPEAKER STEINPRESS: In most areas. Some
20 we're ahead; some we're a behind. We're a little behind
21 as far as compiling. We've had to load and QC all of
22 the data from the RI, and this has proved to be more
23 difficult than anticipated.

24 BOARDMEMBER LOLLI: How about your funding?

25 SPEAKER STEINPRESS: So far, we're okay.

1 BOARDMEMBER MCKLEROY: I have a question.

2 Bruce McKleroy. When are we going to see any of these
3 documents?

4 And one of the comments we had with the prior
5 document was that it all came at once, and it really
6 didn't have to come all at once. And we'd like to see
7 what you've got fairly soon, particularly those three
8 tables. If that's the guts of the new document, I'd
9 like to see at least the skeleton; how you're going to
10 be filling that in, so that we'll be able to see changes
11 and sort of the finalization of some of the items that
12 you may change up until the end.

13 SPEAKER STEINPRESS: Well, the three tables.
14 I guess, I wouldn't call that the guts of the document,
15 but it certainly summarizes what the Army's response is
16 to the comments. And that is intended to be in an
17 attachment or appendix to the revised FS.

18 And, I guess, I should defer to Dave if you
19 have comments on what the plans are for the delivery of
20 those because it is intended be to be, at this point,
21 part of the FS.

22 BOARDMEMBER MCKLEROY: Do you have a date when
23 that is to be delivered then?

24 SPEAKER STEINPRESS: Mid-December.

25 BOARDMEMBER MCKLEROY: Thank you.

1 BOARDMEMBER WORK: I guess, I'd like to add
2 for the RAB members, that EPA's has commented that we
3 want the responsiveness summary earlier than that. We
4 did that in writing and at this morning's RPM meeting.

5 And for the stenographer, my name is Michael
6 Work, W-o-r-k.

7 FACILITATOR KERN: Martin, I have a question.

8 One of your slides talked about some different
9 risk scenarios. Can you explain to the RAB members why
10 those are in there and what effect they might have on
11 the Feasibility Study.

12 SPEAKER STEINPRESS: The two that are
13 different from what you've seen prior in the FS is the
14 temporary and adjacent residential. And those are set
15 up since these are areas that are not part of a
16 permanent residence.

17 I mean, the typical assumption for risk areas
18 are lifelong exposure. So the Army feels it's more
19 reasonable to have some more realistic risk assumptions
20 in there which are consistent with the reuse plans
21 described in the General Management Plan Amendment.

22 So, I mean, it's basically another set of
23 assumptions that are more realistic than a permanent
24 lifelong residential assumption would be.

25 FACILITATOR KERN: Do those scenarios -- are

1 they in use anywhere else, or is this a kind of new
2 scenario invention, so to speak?

3 SPEAKER STEINPRESS: It's relatively new. I'm
4 not sure if this sort of scenario has been used
5 previously.

6 BOARDMEMBER REACKHOF: Sharon Reackhof with
7 the Trust.

8 I just wanted to add that -- I know we've
9 mentioned it today earlier -- when you're going to be
10 discussing these with the DTSC, we would prefer to be
11 present along with the Park Service and the EPA when
12 decisions are being made on new risk-base issues in
13 relationship to the reuse plans.

14 SPEAKER STEINPRESS: Okay.

15 FACILITATOR KERN: Martin, I noticed in the
16 document, Environmental Program Management, 11 August
17 1998, on the back page, page 19 -- I think everybody has
18 a copy of this -- it says that the Feasibility
19 Study/Remedial Action Plan -- it's -- the date of the
20 final RAP is going to be April 1999. It says revised to
21 allow longer public review period as requested. Was the
22 Army actually going to announce that? I mean, this is
23 like on the last page.

24 BOARDMEMBER HANDEL: This is new information
25 to the Army.

1 FACILITATOR KERN: I see. But this is like
2 the Army's document?

3 BOARDMEMBER HANDEL: Well, this is prepared by
4 the contractor to the Army.

5 FACILITATOR KERN: I see.

6 BOARDMEMBER HANDEL: But I can assure you that
7 this is new information.

8 FACILITATOR KERN: Is there anyone in the room
9 who knows about this information?

10 SPEAKER STEINPRESS: Well, I have to admit
11 that I believe that the Army -- I believe that the Army
12 is going to grant it -- is going to revise that by 15
13 days to allow more time. So, I'm the author of this.

14 FACILITATOR KERN: I see.

15 SPEAKER STEINPRESS: My apologies.

16 FACILITATOR KERN: Sorry to surprise anybody,
17 but I figured this was a reasonable cut there on the
18 table. So is that a big change from the previous
19 schedule?

20 BOARDMEMBER HANDEL: I think, at this point,
21 the schedule had been prepared and presented, identified
22 a 30-day review period. I'm certain that the Beckwood
23 would be interested in hearing from people individually
24 or as a group via E-mail or voice mail or letter as to
25 your concerns over that time period.

1 FACILITATOR KERN: Okay. Thanks, Martin.

2 SPEAKER STEINPRESS: Sure.

3 FACILITATOR KERN: The next item is Item 5B,
4 the community response to the Army's proposed
5 Feasibility Study RAP schedule.

6 And the community members have come up with a
7 resolution for discussion tonight that I'll pass around
8 now. And I guess we'll read it and see what people
9 think.

10 BOARDMEMBER HANDEL: Is there enough for
11 people to have two documents?

12 FACILITATOR KERN: I think there's enough for
13 50 total copies.

14 If you can pass the extras back up here.
15 There should be copies for members of the audience as
16 well.

17 This has been circulating. We've been through
18 several drafts. And so what I might propose is that one
19 of us could read this and get any reaction from
20 community members as to whether it's in a form that they
21 want to deal with tonight or some other night. Would
22 that be okay with people to just read through it? Okay.

23 "Resolution: Presidio of San Francisco
24 Restoration Advisory Board, Army Proposed process and
25 schedule for Feasibility Study/Remedial Action Plan.

1 WHEREAS, the U.S. Army has over the past six
2 years authored five separate Remedial Investigations and
3 two Feasibility Studies for the Presidio Main
4 Installation sites" --

5 That should be, "at"

6 -- "considerable cost to the U.S. taxpayer;
7 and

8 WHEREAS, in September 1997 the Presidio
9 stakeholders, including community members of the
10 Presidio Restoration Advisory Board, the National Park
11 Service, the Presidio Trust, local, state and federal
12 regulators, and various local community organizations
13 and citizens submitted formal written comments on the
14 Army's Main Installation Feasibility Study. In this
15 document the U.S. Army generally proposed to contain and
16 monitor waste in place, and prevent access to important
17 areas of the Presidio through the widespread use of
18 institutional controls. Nearly all reviewers from the
19 community and the reuse and regulatory agencies found
20 the Army's proposed cleanup strategies as inappropriate
21 and inadequate for a national park. To date,
22 stakeholders have not received formal written responses
23 to their comments; and.

24 WHEREAS, the U.S. Army proposes spending six
25 additional months to complete yet another costly

1 Feasibility Study (estimated to exceed half a million
2 dollars) before having responded in writing to comments
3 on the previous document; and.

4 WHEREAS, the U.S. Army proposes to
5 simultaneously submit for public review three complex
6 and crucial documents: a third attempt at the
7 Feasibility Study, a Response to Comments on the
8 previous Feasibility Study, and a Draft Remedial Action
9 Plan. Despite previous assurances and agreements to the
10 contrary, the U.S. Army now proposes to release cleanup
11 decision documents for public review without prior
12 stakeholder consensus on cleanup strategies.

13 The U.S. Army proposal permits only a single, inadequate
14 45-day public review for all three documents without the
15 opportunity of further public input. The U.S. Army
16 proposes to release these important decision documents
17 during middle of the 1998 winter holiday season, in
18 spite of a previous understanding that such timing is
19 unsuitable; and

20 WHEREAS, Presidio stakeholders have spent
21 considerable time, money and energy presenting the U.S.
22 Army with information about the proposed reuse of
23 Presidio property as a national park and have suggested
24 appropriate cleanup remedies to meet future reuse needs;
25 now therefore,

1 BE IT RESOLVED THAT the Presidio of San
2 Francisco Restoration Advisory Board finds the U.S.
3 Army's proposed Feasibility Study/Remedial Action Plan
4 process and schedule to be costly, inappropriate,
5 inadequate, and inefficient for stakeholder input and
6 review; and

7 BE IT FURTHER RESOLVED THAT, the Presidio of
8 San Francisco Restoration Advisory Board advises the
9 U.S. Army to immediately begin discussions with the
10 Presidio stakeholder group concerning proposed remedies
11 for Main Installation sites.

12 BE IT FURTHER RESOLVED THAT, the Presidio of
13 San Francisco Restoration Advisory Board advises the
14 U.S. Army to provide stakeholders with detailed, written
15 responses to their prior Feasibility Study comments by
16 September 15, 1998."

17 That's the proposal proposed resolution as it
18 currently stands. There are certainly some issues
19 around the 45-day public review; seems to be a bit of an
20 open question at this moment. This needs to be decided.

21 Yes.

22 BOARDMEMBER GEMMILL: I thought in light of
23 the U.S. EPA's letter, that we should perhaps add
24 another "WHEREAS" in support of them.

25 "WHEREAS, the U.S. EPA has called for

17
1 adherence to standard practice for base cleanups, that
2 is to reach PCT consensus prior to release of a revised
3 FS for public comment, review, and to have Response to
4 Comments in hand before rewriting the FS Main
5 Installation as they would then be better able to reach
6 consensus; then,

7 BE IT RESOLVED THAT ..."

8 What I'm trying to say is that it is important
9 that we have these comments in hand so that we can build
10 a team and reach consensus before we go on to revising
11 the FS; a point that the U.S. EPA has just made.

12 FACILITATOR KERN: Okay. Does everyone
13 understand the -- it seemed like it was a bit long. We
14 may need to write it out for people to --

15 BOARDMEMBER GEMMILL: Okay.

16 FACILITATOR KERN: -- to really get the whole
17 thing.

18 BOARDMEMBER GEMMILL: Well, actually I wrote
19 it out. I wrote it out as two whereas's.

20 FACILITATOR KERN: Okay.

21 BOARDMEMBER GEMMILL: Actually I mailed it to
22 you today.

23 FACILITATOR KERN: Oh. Any other comments
24 while we're considering adding these additional
25 whereas's?

1 BOARDMEMBER MCKLEROY: Who is the -- who's
2 making this motion?

3 FACILITATOR KERN: There's no motion yet. It
4 would be up to the -- up to the group as to what you
5 want to do, if you want to proceed with this tonight or
6 not. If you want, then it would simply be a motion to
7 adopt this resolution, and we would move ahead with
8 that.

9 BOARDMEMBER CALLANAN: For the purposes of
10 discussion, I'd like to make a motion to adopt this
11 resolution including the "WHEREAS" just read.

12 FACILITATOR KERN: There's a motion on the
13 floor.

14 BOARDMEMBER GEMMILL: I second it.

15 FACILITATOR KERN: Any discussion?

16 BOARDMEMBER LOLLI: Who prepared the
17 resolution?

18 FACILITATOR KERN: It was a resolution
19 prepared by members of the Main Installation committee.

20 BOARDMEMBER LOLLI: The committee or an
21 individual?

22 FACILITATOR KERN: Committee.

23 BOARDMEMBER SKOW: I had a question about
24 Arlene's "WHEREAS." I guess I'm wondering whether maybe
25 Michael can summarize. I didn't get a chance to read the

1 EPA comments. But maybe Michael can summarize those
2 comments.

3 I guess I'm wondering whether Arlene's point
4 shouldn't more appropriately be in the substance of the
5 resolution to the extent that she's suggesting that we
6 request a process to reach a substantive agreement, or
7 at least some agreement in principle, on the approach of
8 the revised document before the drafting begins in
9 earnest.

10 Maybe we ought to say that rather than just
11 request that they begin a process of discussion; which
12 is a softer request, it seems to me. But I'd like to
13 hear what Michael had to say about -- or what the EPA
14 has to say about the process.

15 BOARDMEMBER GEMMILL: I have a copy of it if
16 you want to read it. Do you want to see it?

17 BOARDMEMBER WORK: Thank you. Michael Work,
18 U.S. EPA. Actually, I don't really need to see the
19 letter because I wrote it.

20 But to touch upon Arlene's comment, EPA did
21 write a letter which kind of fits in very nicely with
22 Paragraph 2 and 3 of this resolution. And, as Arlene
23 mentioned, EPA, also in the letter, discussed what we
24 considered to be standard practice at these closing
25 bases, which is a RAP cleanup team. And which, in the

1 case of the Presidio, we have kind of a large team to
2 come to consensus on the issues before a document is
3 released to the public. We didn't do that last year in
4 the last FS of '97. And there was an avalanche of
5 negative comments on that FS.

6 And, I guess, I could see what looked to be
7 the same thing going to happen this year because it
8 seemed like there was no mechanism in place for the BCT
9 to come to consensus on the issues. The responsiveness
10 summary was going to be released at the same time as the
11 FS, so we would not know how the comments of last year
12 were being dealt with until we saw it in this FS.

13 And this FS was being portrayed as a final
14 document because at the same time a draft Remedial
15 Action Plan was being released. So again, we had doubts
16 about -- considering our track record here -- of how we
17 would be -- how we would achieve consensus on all of
18 these issues.

19 So at this morning's RPM meeting -- as some of
20 the RAB members who were there noted, I'm sure, EPA
21 requested that the responsiveness summary be released
22 for us to review and perhaps work on as a tool towards
23 consensus building and as a tool towards resolving the
24 issues prior to the FS being released.

25 Basically, that's a kind of long explanation,

1 but Arlene citing the EPA's letter kind of automatically
2 led into this topic. Does anybody have any questions
3 for EPA on this?

4 FACILITATOR KERN: So, Arlene, were your
5 changes intended to be in place with a couple of these
6 items?

7 BOARDMEMBER GEMMILL: No. I was just planning
8 to add them. But Michael thought that they might fit
9 into Paragraphs 2 or 3. So perhaps we could fold them
10 into maybe 3 or something. I don't know. It's kind of
11 a short paragraph. Maybe we can beef it up a little.

12 FACILITATOR KERN: Well, let me --

13 BOARDMEMBER GEMMILL: No. I think it should
14 be a separate one.

15 FACILITATOR KERN: Let me read these two
16 again. So people can hear them. I'll read them slowly
17 and try to figure out what you want to do with this.

18 These additional "WHEREAS'S" by Arlene:

19 "WHEREAS, the U.S. EPA has called for
20 adherence to standard practice for base cleanups, i.e.
21 to reach BCT consensus prior to release of a revised
22 feasibility study for public review; and

23 WHEREAS, if the BCT have a Response to
24 Comments in hand before rewriting the Feasibility Study,
25 they will have" -- pardon me -- "they will be better

1 able to reach consensus."

2 So, Ed has suggested those be incorporated.

3 Any other discussion around this?

4 Bruce.

5 BOARDMEMBER MCKLEROY: I find it slightly
6 disagreeable to use the forum of the RAB to use it as an
7 attack method to attack the Army. Frankly, I'd like to
8 see the resolutions -- if we want to see things, we
9 should just ask for them. But really if we're going to
10 use the forum to say, "Well, most of us don't like
11 what's going on" or "This is inadequate."

12 I mean a lot of the language I find
13 inflammatory. And I find that very difficult to back
14 that up. But as far as the resolutions, themselves, and
15 asking for certain actions to occur, you know, I'd be
16 more likely to support that if you take out some of the
17 inflammatory language.

18 FACILITATOR KERN: All right. Well, there's
19 certainly time to do that. And this is -- there's no
20 intent here to rush anything through.

21 So, I think, I would certainly be willing to
22 entertain revising aspects of this that are
23 disagreeable. What do other people feel?

24 Arlene.

25 BOARDMEMBER GEMMILL: I think in light of the

1 BCT meeting tomorrow, that it would be timely for us to
2 get a resolution passed tonight.

3 FACILITATOR KERN: Any other discussion about
4 this? All right.

5 BOARDMEMBER BLOOM: Actually --

6 FACILITATOR KERN: Yes.

7 BOARDMEMBER BLOOM: I'll just speak of my own
8 response to the language here. I didn't send along my
9 version of this because it was worse.

10 BOARDMEMBER GEMMILL: Mine, too.

11 BOARDMEMBER BLOOM: But I do feel -- I mean, I
12 appreciate the comments, Bruce, about the inflammatory
13 language. But I also feel that this has been going on
14 for quite some time. I've heard independently from a
15 lot of people here that they are frustrated. They are
16 angry.

17 And I think it's appropriate for the RAB to
18 make that kind of -- make their position -- make our
19 position known. I don't find the language in this
20 particularly inflammatory, myself. I think it well
21 states the concerns that this RAB has brought up time
22 and time again around the process.

23 So I would have to disagree, with all due
24 respect. I think highly of your opinion. I would just
25 have to disagree on the merits of whether or not this is

1 inflammatory language. I think it well states the
2 problem that we have with this process.

3 And, you know, my statement to the Defense
4 Department Response Task Force in Chicago last month was
5 quite a bit stronger about my own particular feelings
6 about how this process has been managed. So I would
7 just, you know, voice my own opinion that I don't think
8 this is too strong. I think this makes a very, very
9 straightforward message, and I urge people to support
10 it.

11 BOARDMEMBER LOLLI: I think I'd like to speak
12 on the other side of that. I support what Bruce says.
13 When I read it, it offended me; not because it's
14 inflammatory -- and maybe that's one definition -- but
15 because it's demeaning and unnecessarily insulting.

16 For example, "The RAB finds the U.S. Army
17 proposed ..." We're not a fact-finding board. If we
18 said, "We believe that..." that would be more
19 appropriate. Then going further it says, "We advise
20 the U.S. Army" to do certain things. I don't know that
21 that's the correct approach. If we request it, it's
22 more appropriate. We are not the body that advises
23 them. Or if we are, we should be more circumspect and
24 perhaps a little more courteous about how we advise them
25 rather than kind of "in your face," which is the way

1 this appeared to me.

2 FACILITATOR KERN: Arlene.

3 BOARDMEMBER GEMMILL: Well, we are the
4 Restoration Advisory Board, so we are in an advisory
5 position. I, myself, have been on the RAB for three
6 years. When I first came, the record of decision was to
7 be signed in October of '96. The last schedule I have
8 from the Army, the record of decision -- this was in
9 December '97. The record of decision was to have been
10 signed last month. We should have it.

11 You know, I see a lot of stalling and foot
12 dragging, and I think that this resolution is very
13 measured and contained in its language given the
14 circumstances we're facing. That we still don't even
15 have a Feasibility Study much less a RAP or a ROD.

16 We've got a Trust that's got to start leasing
17 buildings. Who's got to become economically
18 self-sufficient in 15 years, which requires that we get
19 started now on cleanup and not wait another five years
20 for a ROD.

21 I think it's a very serious situation that
22 we're facing, and we need to pass a resolution asking to
23 get the process started. And if we don't do it, it's
24 not going to happen. And this is the perfect night to
25 do it, because tomorrow the base closure team meets and

1 asks for the same things that we're asking for here.

2 BOARDMEMBER LOLLI: I recognize that we are an
3 advisory body, but we advise on factual issues or
4 conclusions of arms. We do not advise the Army on how
5 it should conduct itself. And that's what this purports
6 to do. It says the Army -- "We advise the Army" to look
7 at certain things and to take certain actions. Let's
8 see -- "to immediately begin discussions." I think we
9 should request that.

10 BOARDMEMBER GEMMILL: It's been -- it has been
11 a year since the community submitted its comments in the
12 Feasibility Study. It has been a whole year, and we
13 still do not have the Response to Comments.

14 And to ask them to have it to us by September
15 15th, is more than reasonable. I don't think we should
16 even have to ask for it. We should have had it back in
17 January or February.

18 FACILITATOR KERN: I think what we're talking
19 about here is a matter of tone. And I respect the input
20 of those that would wish to alter the tone somewhat and
21 not necessarily the substance; which, of course, is
22 certainly the important issue here.

23 And perhaps what we could do without -- with
24 your permission -- is that we might be able to make a
25 few adjustments in that tone during the break and

1 present some new language prior to the end of the
2 meeting, so we don't hold up the whole meeting over this
3 language, the wording. And I can talk to Bruce and
4 Julian about a few items and propose it back to the
5 group.

6 BOARDMEMBER YOUNGKIN: Bruce Handel, you were
7 going to check with Dave Wilkins about the BCT meeting.
8 Is there a scheduled BCT meeting?

9 BOARDMEMBER HANDEL: Yes, there is. He will
10 not be present, though. I will be taking his place at
11 that meeting.

12 BOARDMEMBER YOUNGKIN: That was Dave Wilkins
13 who will not be present?

14 FACILITATOR KERN: Saul.

15 BOARDMEMBER BLOOM: Yeah. I just wanted to,
16 one more time, speak in agreement on what Arlene is
17 saying. You know, my organization forced the Army to
18 begin a technical review committee at this site in 1987.
19 It took us several years to get that process going.

20 To me, the Army's attitude is thoroughly
21 offensive. We spent millions and millions and millions
22 of dollars at this site. And we are still ten years
23 better down the road and still not even within grasp of
24 the Remedial Action Plan.

25 I have seen red documents, done all sorts of

1 things at this site, investigated sites, and brought
2 them to the Army's attention in -- geez -- 1990, 1991,
3 1993; found buildings with vials labeled, "Biological
4 Hazard, Do Not Disturb" that were broken open that
5 homeless people were sleeping there, under the very nose
6 of the Army.

7 I think that this letter is mild, quite
8 frankly, by comparison with the record. And if people
9 would like to modify it further, that's fine with me.

10 But I would just like to state for the record
11 that this process has taken too long, cost too much
12 money, and we're still juggling issues that we shouldn't
13 be juggling at this point.

14 Again, I'd just like to back up Arlene's point
15 over here. I think we should be able to make a
16 statement today. And I think it would be helpful to the
17 BCT meeting.

18 But I think if people are offended and think
19 this is going to offend the Army, I think the Army has a
20 very thick skin. And I think it's what they absolutely
21 need to hear at this point because what's coming down
22 the pike for everybody all over this country is less
23 cleanup and more institutional controls, greater
24 residual risks as a result of more contaminant being
25 left in the ground as a result of the national policy.

1 That penalty is gone following around cleanup.
2 We heard that now for three years running that Defense
3 Environmental Task Force did not have to obey the
4 policy. They are incrementally increasing risk for
5 every American dealing with, or potentially using, a
6 military base that is being converted.

7 That is obscene. There is the money to deal
8 with it; there's not the will to deal with it. So if
9 there's anything offensive here, it's that.

10 With regard to the advisory board and fact
11 finding, I would refer you back to the Guidance. The
12 Guidance clearly says that the responsibility of the RAB
13 is to advise and to, in fact, come to represent opinions
14 to the Army, or whatever military unit they're working
15 with, so that the community and the stakeholders' point
16 of view can be raised.

17 So I would just, you know, make that point.
18 Let it fall where it may at this point. That's my
19 statement.

20 FACILITATOR KERN: Is it the pleasure of the
21 group that we might discuss at the break a few issues of
22 wording in an effort to achieve a complete and broad
23 consensus about this document? I'm seeing nods. Any
24 objections?

25 Why don't we move ahead. We still have a

1 motion on the floor. Might we table it for a time?

2 BOARDMEMBER CALLANAN: Yeah.

3 FACILITATOR KERN: Okay. Thank you. Let's
4 move on to then to our next item, which would be Item
5 5C. And that will be Presidio Trust Facilities
6 Department's overview; and Mr. Bruce Anderson.

7 BOARDMEMBER ANDERSON: Good evening. My name
8 is Bruce Anderson. I'm the deputy director for
9 facilities with Presidio Trust. Thanks for inviting me
10 here. It is really nice to see a RAB so involved. I
11 came from one in Denver that didn't have quite the
12 attendance that we have here. And it's really nice to
13 see the community so involved in it.

14 I have approximately 15 years in the
15 redevelopment business, base closure. Started in
16 Duluth, Minnesota, a closed base, Air Force base there;
17 spent ten years in the Department of Justice closing
18 bases and moving around and ended up at Lowry and ended
19 up here. I've been here about two months. So just
20 trying to learn right now and trying to find out what's
21 really happening here and what I can do to help this
22 process.

23 Like I said, I'd like to give you more
24 overview, but I don't have it. I'm just kind of still
25 learning. I have a very capable person in Sharron.

1 She's doing on excellent job for the Trust.

2 BOARDMEMBER SKOW: What will be your
3 responsibilities be with the Trust?

4 BOARDMEMBER ANDERSON: I have all the
5 facilities of the physical plant, which includes
6 environmental -- any environmental issues and just
7 pretty much construction, renovation, those types of
8 things. So anything, any kind of input anybody has for
9 that, please get back to me. I'm open to any
10 suggestions at this point.

11 So I applaud you for getting this cleaned up,
12 so we can move on. That's very good. I like to hear
13 that. Anything I can do to help this process, please
14 feel free to get with me.

15 I listened to overview from the Department of
16 Justice yesterday at the National Institute of
17 Developers in Denver, and they are having some problems.
18 And remember one thing that funding goes away in 2002.
19 And they are working to keep going with it, but the
20 funding, according to the BRAC, it goes away in 2002.
21 So it's something to really think about. So anything I
22 can help to push that, please get back with me. Thank
23 you.

24 FACILITATOR KERN: Thank you.

25 Well, we are going into Item No. 6, the status

1 reports. Perhaps, this would be a reasonable breakpoint
2 to try to get resolution on the resolution and spend a
3 few minutes and come back and deal with that and then
4 get the status report.

5 That would be all right with everybody? All
6 right. Why don't we take a few minutes.

7 And if I could meet with Julian and Bruce and
8 perhaps Saul. Thank you.

9 (Break taken.)

10 FACILITATOR KERN: Good evening. We are
11 probably ready to get this thing back going.

12 So I have received some alternatives for
13 people to consider with a resolution. And we'll see
14 where this goes. If we reach a point after some
15 discussion where people feel strongly that it should go
16 ahead, one way or the other, we'll simply take a vote.
17 But I would like people to consider some of these
18 alternative changes in language.

19 Let's look at the second "WHEREAS." If you
20 have your resolution in front of you, the second to the
21 last sentence.

22 "Nearly all reviewers from the community and
23 reuse and regulatory agencies found the Army's proposed
24 cleanup strategies as inappropriate and inadequate for a
25 national park."

1 There was some discussion at the break that
2 while many people might feel that perhaps this
3 particular sentence could be taken out as simply a --
4 it's an observation. It's not necessarily a request.
5 It may add to the tone in a negative fashion. But to
6 leave in the last sentence:

7 "To date stakeholders have not received formal
8 written responses to their comments."

9 Which is something that is a fact. So that
10 would be one proposed change.

11 Any thoughts on that, agreement or not? Would
12 that be reasonable to subtract that?

13 Andrew.

14 BOARDMEMBER YOUNG: I move to strike that
15 sentence in it's entirety.

16 FACILITATOR KERN: All right. I'm going to
17 try to do this basically on a nod of the head, kind of
18 consensus thing. So if there's no objection, perhaps we
19 will strike that particular sentence. Okay.

20 The next item in the fourth "WHEREAS." The
21 second to last sentence.

22 "The U.S. Army proposal permits only a single
23 inadequate 45-day public review for all three documents
24 without the opportunity of further public input."

25 It was suggested that the word "inadequate" be

1 taken out as simply, perhaps, obvious and without the
2 word in there it might be a little less of a tone issue.
3 Any problems with that? Seeing none, I guess we can
4 strike that word. All right.

5 Moving down to the first "BE IT RESOLVED THAT"
6 This was a -- probably a collection of various member's
7 frustrations. There's not a particular -- it was
8 commented at the break that perhaps to really make this
9 a strong statement it would need to actually lay out
10 where it was costly, where it's been inappropriate,
11 inadequate. Right now it's a broad general statement
12 which certain observers find a bit much in terms of
13 tone. So it was suggested that perhaps this entire
14 statement be stricken.

15 Any thoughts about that? Looks like it could
16 be cut without too much trouble. So that one is
17 removed.

18 The next "BE IT FURTHER RESOLVED THAT" --
19 which is now a "BE IT RESOLVED THAT" -- "the Presidio of
20 San Francisco Restoration Advisory Board requests" --
21 rather than advises -- "the U.S. Army to begin
22 discussions" -- strike the word "immediately" -- "with
23 the Presidio stakeholder group concerning proposed
24 remedies for Main Installation sites."

25 And it was actually suggested that to make

1 this stronger, perhaps a date could be inserted: "Begin
2 discussions with Presidio stakeholder group by September
3 1st."

4 How does that sit with people? Any objections
5 to striking the word "immediately" or changing the word
6 "advises" to "requests"?

7 BOARDMEMBER MCKLEROY: I have a question
8 whether -- does that mean that the Army have a RAB
9 meeting. Aren't we meeting as a stakeholder meeting to
10 discuss the remedies in this forum? Or, I mean, what
11 sort of supplemental forum are you intending to put in,
12 or does this have to do with the BCT? If this is the
13 intent -- if we want that, why don't we say so?

14 BOARDMEMBER GEMMILL: I would say BCT was the
15 appropriate place for this, but --

16 FACILITATOR KERN: That's generally where
17 things would start. That they would begin discussions
18 of a quote, unquote "sensitive" nature within that
19 group.

20 BOARDMEMBER MCKLEROY: With the quote
21 "stakeholder."

22 FACILITATOR KERN: Right.

23 BOARDMEMBER MCKLEROY: Who will be whom,
24 besides the Park Service, the Trust, the EPA, and the
25 DTSC? How often -- is the community represented there?

1 FACILITATOR KERN: Well, the community has, as
2 much as possible, attempted to participate wherever it
3 can. And so this request is that the community would be
4 involved in these discussions.

5 BOARDMEMBER WRIGHT: I think stakeholders are
6 defined in the second paragraph. And it does include
7 the community.

8 BOARDMEMBER MCKLEROY: All right. I just had
9 a question on that. Thank you.

10 So are we going to put the BCT in there, or
11 does that leave that nebulous?

12 FACILITATOR KERN: Presidio stakeholder group;
13 that consists, as Tracy said, with this second
14 paragraph.

15 BOARDMEMBER GEMMILL: I wonder what our
16 community co-chair's sense of this is?

17 BOARDMEMBER YOUNGKIN: What did you say?

18 BOARDMEMBER GEMMILL: Well, we're resolving
19 that the Presidio RAB requests; that the U.S. Army begin
20 discussions with the Presidio stakeholder group. Do you
21 think we need to spell it out at the BCT or --

22 BOARDMEMBER YOUNGKIN: I'd like to see it
23 broader than the BCT. I guess, I would say.

24 BOARDMEMBER GEMMILL: Broader than BCT?

25 BOARDMEMBER YOUNGKIN: Yeah.

1 BOARDMEMBER GEMMILL: So how then would you
2 define stakeholders?

3 BOARDMEMBER YOUNGKIN: Stakeholders, to me,
4 seems to include everybody.

5 BOARDMEMBER GEMMILL: Okay. So our community
6 co-chair is happy with this wording?

7 BOARDMEMBER YOUNGKIN: Yeah.

8 BOARDMEMBER GEMMILL: Okay.

9 BOARDMEMBER MCKLEROY: I will still go along
10 with it. We can identify what the real meaning is
11 later. I guess.

12 FACILITATOR KERN: Let me read it back to you.

13 "BE IT RESOLVED THAT, the Presidio of San
14 Francisco Restoration Advisory Board requests the U.S.
15 Army to begin discussions with the Presidio stakeholder
16 group by September 1st, 1998, concerning proposed
17 remedies for Main Installation Sites."

18 All right. Those are some of the comments.
19 And so, other comments?

20 BOARDMEMBER GEMMILL: I'm sorry. Then the
21 final paragraph, "BE IT FURTHER RESOLVED," stands as
22 presented here?

23 FACILITATOR KERN: Yes.

24 BOARDMEMBER GEMMILL: Okay.

25 BOARDMEMBER WRIGHT: I think maybe change that

1 one word, that the Advisory Board "advises" to
2 "requests."

3 FACILITATOR KERN: "Advises" changes to
4 "requests." Okay.

5 Ravi.

6 BOARDMEMBER SUBRAMANIAN: I am in some sort of
7 quagmire here in terms of it being so watered down to
8 the extent that we have lost our emotional response of
9 frustration. And that is why, I thought, we were aiming
10 in some sense at what Saul and Arlene were talking
11 about.

12 By removing the third to last paragraph in its
13 entirety -- is there a way that we can bring part of it
14 in or some elements of that to reflect that nothing has
15 been happening for the past few years? Because if we
16 don't include that, it seems the resolution doesn't seem
17 to hold much water.

18 FACILITATOR KERN: Yes. A couple more
19 comments.

20 BOARDMEMBER WINSHIP: I just wanted to agree
21 with what he says. Perhaps maybe we could use or take
22 out a few of the words but use the "BE IT RESOLVED." I
23 know the words that you seem to feel that you had to
24 quantify were "costly" and "inappropriate." Perhaps if
25 you took those out and used the words "inadequate" and

1 "inefficient."

2 FACILITATOR KERN: There's a proposal there.

3 Discussion on the merits of that proposal.

4 Bruce or Julian, how would that -- would that
5 be sort of suitable?

6 BOARDMEMBER HULTGREN: I'm not sure if I heard
7 what this is exactly.

8 FACILITATOR KERN: The first "BE IT RESOLVED"
9 that we proposed to remove rather than have four words
10 in there, "schedule to be costly, inappropriate,
11 inadequate, and inefficient" change that to "schedule to
12 be inadequate and insufficient for stakeholder input and
13 review."

14 Julian.

15 BOARDMEMBER HULTGREN: Sounds better to me.

16 FACILITATOR KERN: All right. Then as we move
17 towards closure on this particular item, perhaps that
18 one is back in and now with a couple of words removed;
19 how does that suit people?

20 Arlene, please.

21 BOARDMEMBER GEMMILL: What happened to my two
22 "WHEREAS'S"?

23 FACILITATOR KERN: They're still here.

24 BOARDMEMBER GEMMILL: Are we going to leave
25 them out?

1 FACILITATOR KERN: They're here. There was no
2 objection to these as far as I know.

3 BOARDMEMBER GEMMILL: I thought they were
4 badly worded.

5 FACILITATOR KERN: You shouldn't say that
6 about your own language, Arlene.

7 BOARDMEMBER GEMMILL: If I don't, who will?
8 So we are going to leave them in here?

9 FACILITATOR KERN: That's the current
10 proposal.

11 BOARDMEMBER MONAGHAN: I was going to suggest
12 that September 1st be changed to September 8th which is
13 the RAB meeting. That's the last time this whole group
14 will be together.

15 FACILITATOR KERN: Saul, you had a comment.

16 BOARDMEMBER BLOOM: Yeah. I wanted to go back
17 to the fourth "WHEREAS" where it says the Army 45-day
18 public review period -- review for all three documents.
19 So without "inadequate" I wonder why we're concerned
20 about that? The "inadequate" makes the point that there
21 isn't enough time to review that all. The "only"
22 basically says that we only have 45 days, but it doesn't
23 say why we're upset about that.

24 BOARDMEMBER CALLANAN: Maybe we could use the
25 word "insufficient."

1 BOARDMEMBER BLOOM: Or we could say the Army
2 proposal is only set for a 45-day public review of all
3 three documents without opportunity for the public
4 input, which we find insufficient or inadequate, which I
5 think that justifies the statement.

6 BOARDMEMBER MCKLEROY: That's okay.

7 BOARDMEMBER BLOOM: That's okay?

8 BOARDMEMBER MCKLEROY: I mean, it's our
9 opinion rather than our -- that's fine.

10 Going back to the other the issue of
11 frustration that Ravi brought up, which I know we all
12 feel because we see this continuation of documents in
13 leave it? With the resolve that the RAB finds the U.S.
14 Army Feasibility Action Study process schedule to be
15 what? To be what? What was --

16 FACILITATOR KERN: Inadequate and inefficient.

17 BOARDMEMBER HULTGREN: Just grammatically, I
18 think we take out "to be," can't we? As a process of
19 scheduling inadequate and inefficient.

20 FACILITATOR KERN: Okay. It looks like that's
21 all the comments.

22 Does everyone have a fairly good idea of what
23 -- where we are now with this document?

24 BOARDMEMBER MCKLEROY: You know, I'm sorry
25 to --

1 FACILITATOR KERN: No problem, Bruce.

2 BOARDMEMBER MCKLEROY: But I feel as a RAB
3 member representing a constituency, that saying that we
4 think it's inadequate or inefficient is not as good as
5 saying "not up to the standards of the community that we
6 represent" because that's really the basis that we're
7 unhappy -- because the community's unhappy, and that's
8 why we want to say it, not because we find it a certain
9 way.

10 The certain way that we feel -- or I feel from
11 my constituency is that the process is just unworthy of
12 an adequate cleanup process. So, not up to the
13 community standards is, I think, more important a point
14 rather than whether it's inefficient or inadequate.

15 It's just not up to the community standards
16 and that deals with the issue of the criteria that we
17 have to deal with under CERCLA.

18 FACILITATOR KERN: I'm seeing mostly nodding.
19 Saul.

20 BOARDMEMBER BLOOM: I wouldn't mind seeing
21 something like "inadequate and inefficient and not up to
22 community standards." I think, because seriously, when
23 you say something is not up to community standards, it's
24 a very vague term -- very vague statement. And I think
25 you need to qualify why that is; otherwise, what do you

1 mean, it's not up to community standards?

2 So I would -- I think that it is helpful to go
3 ahead and articulate a couple of points if we're trying
4 to get the point across where we're concerned about it.

5 I do agree with you saying it's not up to
6 community standards or not supported by the community or
7 something like that, but I think you've got to say why;
8 otherwise, you leave it too vague. It sort of takes
9 away sort of, you know, the point of that comment.

10 So, you know, it could be not up to community
11 standards for a variety of reason. And I think those
12 two are very helpful in defining that.

13 Of course, I would say it's a piece of crap.
14 But, you know --

15 FACILITATOR KERN: Would you -- you are
16 negotiating over the words at this point obviously. But
17 "inadequate and inefficient and not up to community
18 standards" would that work for you?

19 BOARDMEMBER SKOW: I guess, I don't see the
20 relevance of the efficiency point. I mean, to me, what
21 I find problematic about the process is it results in
22 unnecessary delay and expense.

23 And whether it's efficient or not -- I guess,
24 to me, that's what efficiency means. But I think what
25 we're trying to express is the concern about it taking

1 three years longer than it should -- you know, millions
2 of dollars more than it should.

3 I guess, I would like to see the process get
4 to conclusion, so that the money could be spent on
5 cleanup rather than further pandering. So I would
6 suggest those words.

7 FACILITATOR KERN: Could you say it once more?

8 BOARDMEMBER HULTGREN: It puzzles me a little,
9 but I think we're talking about two different approaches
10 here. One is as it's worded now. It's that we find the
11 process inadequate for stakeholder input. In other
12 words, what they have given us is not adequate for us to
13 respond to. I don't know that, that's what we mean.

14 The other approach, which I think Bruce and
15 others were talking about, is that the procedure, the
16 proposals, are inadequate to meet minimal community
17 standards. That's a different concept entirely.

18 It's not that we can't respond to it, but what
19 they've said is not adequate in and of itself. So I
20 think we have to decide which statement we want to make.
21 And then wrestle with the words.

22 BOARDMEMBER SUBRAMANIAN: Or as Saul said,
23 maybe we can make both and add another paragraph.

24 BOARDMEMBER HULTGREN: Well, what we try to
25 say is really it. But what can we say?

1 BOARDMEMBER SUBRAMANIAN: Which is both. That
2 the process is inefficient; and at the same time, we
3 also feel that the standards have not been met.

4 BOARDMEMBER HULTGREN: But I think we've been
5 able to respond to what they've proposed. And we've
6 responded very graphically in the comments of some of
7 the other stakeholders.

8 It isn't that we haven't been able to respond.
9 We've been able to respond because we don't like a lot
10 of the things they've said. So it isn't that they've
11 made it impossible for us to say.

12 Now, maybe they haven't come back with their
13 response, but I don't know that we're frustrated in not
14 being able to respond to their proposals.

15 FACILITATOR KERN: Jan.

16 BOARDMEMBER MONAGHAN: The only thing I can
17 say about the response schedule is we've asked for an
18 extend on every major document. So we haven't been able
19 to respond in the original schedule that the Army's
20 proposed year after year because the responses have
21 delayed -- we've asked for extensions because we weren't
22 able to review the information and the community setting
23 and things like that.

24 FACILITATOR KERN: Saul.

25 BOARDMEMBER BLOOM: There's also been,

1 you know, efforts on the part of the RAB and on the part
2 of the regulators and Herb Black, that I spoke to at the
3 last meeting. We were trying to develop a
4 consensus-based process to sit down -- work down the
5 same track and try to come up with a document that will,
6 in fact, pass muster the first time around.

7 And backing into a process that hasn't worked
8 thus far is inefficient. And it certainly has been
9 inadequate up until this point in terms of gaining
10 community support for that sort of thing.

11 So I think that -- I agree with you that we're
12 talking about several different things that we can't
13 connect into one sentence. I think maybe we can
14 reorganize it into maybe one or two sentences that can
15 speak to that issue.

16 But I think you're raising a valid point. But
17 I also do think that -- talking about backing up what
18 Jan was saying -- we have tried more efficient means of
19 informing the process which have not gone well.

20 FACILITATOR KERN: So, this first "BE IT
21 RESOLVED" has resulted in considerable comment and we
22 have stripped, reorganized, chopped and basically minced
23 it up to where it's no longer recognizable.

24 We have two things we're trying to say, and it
25 might go something like this: "BE IT RESOLVED THAT, the

1 Presidio of San Francisco Restoration Advisory Board
2 finds the U.S. Army's proposed Feasibility
3 Study/Remedial Action process and schedule to be
4 inadequate and inefficient." Keep the first comment.

5 And the second comment has to do with not
6 being up to community standards, and that I think --

7 Yes.

8 BOARDMEMBER BLOOM: Well, maybe we could do it
9 like this. "BE IT RESOLVED THAT, the Presidio of San
10 Francisco Advisory Board finds the U.S. Army's proposed
11 Feasibility Study/Remedial Action Plan process and
12 schedule inadequate for stakeholder -- inadequate for
13 stakeholder input and review, and inefficient in
14 resolving concerns" -- or rather -- "inefficient for
15 stakeholder input and review and inadequate for meeting
16 community concerns regarding cleanup."

17 FACILITATOR KERN: I will read it back. "BE
18 IT RESOLVED THAT, the Presidio of San Francisco
19 Restoration Advisory Board finds the U.S. Army's
20 proposed Feasibility Study/Remedial Action Plan process
21 and schedule to be inefficient for stakeholder input and
22 inadequate for meeting community concerns regarding
23 cleanup."

24 Does that sound -- hit it on all cylinders?

25 Lucy.

1 LUCY SCOTT: I just have a question. When you
2 say it's inadequate, are you talking about the schedule
3 is inadequate, the remedies proposed are inadequate, and
4 you're unhappy about that?

5 BOARDMEMBER MONAGHAN: Just the schedule.

6 LUCY SCOTT: You're talking about just the
7 schedule?

8 BOARDMEMBER WRIGHT: It does say "process and
9 schedule."

10 LUCY SCOTT: Just for my clarification, what
11 -- it's inadequate because you want it to be shorter,
12 the process to be shorter and more informative?

13 FACILITATOR KERN: Well, there are a number of
14 issues that a consensus process would actually plan to
15 have meetings with all stakeholders, and the Army
16 proposed process does not, in fact, they propose to meet
17 separately with the regulators, separately with the
18 reuse agencies, and separately with -- so there's --
19 that's one part of it.

20 LUCY SCOTT: I would then make a suggestion in
21 that paragraph that you be clear that, that's what
22 you're asking for because it wasn't clear to me in just
23 listening. And I understand what you're asking for, but
24 I think you might be able to spell that out a little
25 bit.

1 FACILITATOR KERN: Okay. How do people feel
2 about adding anything there?

3 Yes.

4 BOARDMEMBER SKOW: I think that's what the
5 second and third paragraph do.

6 BOARDMEMBER MCKLEROY: Presumably, this
7 resolution will be a point discussion to remedy the
8 concerns of RAB. I would support it because it would --
9 it would set up a better process, you know, toward the
10 satisfaction of our goals, all of our goals. So there
11 will be points that we'll have to discuss at a later
12 date.

13 FACILITATOR KERN: Okay. I think that's
14 right. I think there are lots of points that could be
15 put in as detail.

16 So, let me ask, do people have a fairly good
17 understanding of what this resolution currently is
18 stating?

19 Are we done with the discussion?

20 There were several people at the break that
21 witnessed, and I don't know if this is exactly
22 appropriate, but Andrew Lolli was -- he wanted to make a
23 motion, but he had to leave.

24 He wanted to move that this, once the language
25 had been resolved, that this resolution be adopted. And

1 he asked me to do that in his behalf.

2 And so if you'll allow me to do that, I'll
3 make the motion for Andrew that we adopt this resolution
4 as we've amended it.

5 BOARDMEMBER GEMMILL: I second it.

6 FACILITATOR KERN: Any further discussion?

7 Then if the community members that are in
8 favor, if you could raise your hands. One, two, three,
9 four, five, six, seven, eight, nine, ten, eleven,
10 twelve, thirteen, fourteen, and we had -- Andrew is 15.

11 Did you get any other proxy votes.

12 Julie?

13 BOARDMEMBER YOUNGKIN: Yes, Julie did leave a
14 proxy vote.

15 FACILITATOR KERN: And those opposed to the
16 resolution?

17 Motion carries.

18 Thank you for your discussion tonight.

19 We'll get this typed up.

20 And were there any abstentions? Pardon me.

21 BOARDMEMBER GIRARDOT: Abstain.

22 FACILITATOR KERN: Yes. There is one
23 abstention.

24 THE REPORTER: I'm sorry. I didn't get your
25 name.

1 BOARDMEMBER GIRARDOT: Joan Girardot,
2 G-i-r-a-r-d-o-t.

3 FACILITATOR KERN: Thank you for your patience
4 in going through that.

5 Let's move on then to the Monthly Status
6 Reports. And that would be Bruce.

7 BOARDMEMBER HANDEL: There's a long list of
8 them this evening, beginning with Crissy Field. We have
9 since the DEH RAP -- or the Crissy Field RAP was signed,
10 we've moved approximately 47,000 tons of material from
11 the Presidio and trucked it off to landfills around the
12 state. We estimate approximately a total 60- to 64,000
13 tons will be necessary to complete the actions contained
14 in that RAP. So, it looks as though we have about
15 16,000 tons to go according to this. This would be as
16 of 8-7.

17 BOARDMEMBER GEMMILL: But you were supposed to
18 be done August 1st. You promised.

19 BOARDMEMBER HANDEL: Well, that is true. We
20 did. We promised to complete what was contained in the
21 RAP which was approximately 25,000 tons. We've more
22 than doubled that now. So, I truthfully think we're
23 doing pretty well.

24 BOARDMEMBER GEMMILL: When do you anticipate
25 the completion date will be then?

1 BOARDMEMBER HANDEL: I have that here, and I
2 would be willing to share that with you.

3 Actually this status was passed out at the RAB
4 meeting. I'm sure a number of people here -- or
5 actually, I'm sorry, the RPM meeting. I know two people
6 here that have it. And it is part of the public record,
7 and it can be obtained from Dave's office as well. But
8 I'll be happy to go through it.

9 I just wanted to summarize the total without
10 going into the details of each of the different sites.

11 As of the 7th of August, again, we removed
12 47,000 tons. I'm certain that number is much higher.
13 By this point, it's probably around 55,000 tons. But
14 I'll go through this.

15 East of Mason Site: We completed the
16 excavation activities the 15th of July.

17 979: We're anticipating completing the
18 excavation on the 13th of August.

19 Building 950: On the 31st of August.

20 Building 937: On the 8th of September.

21 923 to 937 Area: It's kind of a long, thin
22 area behind the buildings. We anticipate completing
23 that the 24th August.

24 As well as Buildings 640 and 643: On the same
25 date.

1 Fill Site 7: We anticipate completing on the
2 13th of August.

3 The Rifle Institute: On the 14th of August.

4 And building 924: On the 11th of September.

5 Following those excavation completions, we
6 have interim data summaries that we are forwarding to
7 the DTSC. And it looks like they go about two weeks
8 beyond each of the completion dates.

9 We forwarded, I believe, three of them so far
10 to DTSC. And that's the summary for Crissy Field.

11 Actually, there is one other thing I wanted to
12 make note of; although, it's not on the agenda.

13 While excavating a fuel pipeline in the 979
14 area, we uncovered an unexploded ordinance, generally
15 referred to as UXO. That put us in about a three-week
16 delay. We're starting up excavation activities in that
17 area, I believe, tomorrow.

18 Is that correct, Rich?

19 UNIDENTIFIED SPEAKER: Yes.

20 BOARDMEMBER HANDEL: When we discovered that,
21 we called the Park Police. They notified the San
22 Francisco Bomb Squad. They came down, and their team
23 rendered it harmless. They essentially put another bomb
24 on top of it and exploded it.

25 We have an understanding that it's around the

1 Civil-War era. That it was a -- from, I guess, what is
2 commonly referred to as a "Parrot Rifle." There is one
3 piece remaining, and that's in the property -- or the
4 National Park Service has that.

5 The Army would, of course, like to borrow that
6 for a little while, so we could identify specifically
7 what it was.

8 We put in place a Safety Procedures Avoidance
9 and Observation, so we could continue our excavations in
10 that area.

11 Essentially, we have to, excuse me, we had to
12 go through a bit of some paperwork in getting the plan
13 approved. There was a few interested parties in the
14 Army. But we've satisfied them, and we're beginning
15 excavation tomorrow in that area.

16 Before I go on to any of the other sites, are
17 any questions about that? Okay.

18 DEH Area: There were four separate building
19 areas. We've completed remediation in three of them.
20 We have one remaining to go. That's Building 268. And
21 we estimate approximately 150 tons of material remain to
22 be removed. We believe we can complete that removal by
23 the 25th of August and have an interim data summary sent
24 off to the DTSC by the 31st of August.

25 For the Nike Missile Facility, where we're

1 intending to remove the hydraulic fluid and the water in
2 the silos themselves, we have a work plan out. It's
3 been out for sometime for public and agency review. I
4 don't believe we received comments on that plan, or very
5 few.

6 I think Romy, DTSC, indicated that we would
7 have his comments within one or two weeks. We're hoping
8 to revise that document in late August and initiate the
9 remediation activities in September.

10 BOARDMEMBER MCKLEROY: Bruce, on that -- was
11 part of that work plan waiting for the water in the
12 magazines to subside,

13 BOARDMEMBER HANDEL: No.

14 BOARDMEMBER MCKLEROY: That is irrespective of
15 the water level?

16 BOARDMEMBER HANDEL: Correct. Actually if I
17 read my note correctly, we -- actually, that was a
18 different plan. I think this plan's been about 30 to 45
19 days for review. So we're waiting comments. And I
20 think we'll get that under way in September without any
21 difficulty.

22 Building 680: We're nearing completion on
23 that. The Park Service, or I should say the Trust,
24 raised some concern regarding some wipe samples in a
25 shed. At this point the Army has decided to remove that

1 shed and sample the soil beneath the shed at the typical
2 frequency for the rest of site as well. Any soils
3 requiring removal will be removed.

4 And we're anticipating completion of the shed
5 removal and any impacted soil in September with final
6 site restoration being in October and a draft closure
7 report also in October.

8 FACILITATOR KERN: Do you intend to skip to
9 723?

10 BOARDMEMBER HANDEL: No. I was just flipping
11 the pages. Actually, I can speak to that one.

12 About all I would add is that the draft
13 corrective action plan is intended to be out in October
14 of '98 with a final anticipated for December of '98.

15 I seem to be missing a page here. But let me
16 see if I can find it. I don't have one prepared for the
17 golf course excavation. However, I've been in recent
18 conversation with Presidio Trust. We had a meeting last
19 week regarding their contractor's concerns about the
20 situation or the status of the site. We met and
21 discussed the schedule.

22 The Army's going to go ahead and backfill part
23 of that excavation. We've evaluated the data in an area
24 where they're intending to place a water line. They're
25 free to go ahead and place that water line through that

1 area.

2 I believe the Army agreed to backfill the area
3 necessary, so their contractor may continue work by the
4 end of next week. Following that activity, I think the
5 Trust contractor will be doing a bit of construction
6 there; and we'll be able to go in, I believe, after
7 December and remove additional contaminated soil from
8 beneath the parking lot and the small building in that
9 area.

10 The commissary: We are currently in receipt
11 of comments on the work plan from the Presidio Trust,
12 the National Park Service, the EPA, as well as DTSC. We
13 are waiting comments from the regional board. We hope
14 to receive those very soon and finalize that document.

15 Any questions?

16 BOARDMEMBER MCKLEROY: Is the commissary area
17 -- that's not in Crissy Field?

18 BOARDMEMBER HANDEL: No. It's on the south
19 side of Mason Street.

20 FACILITATOR KERN: Thank you. My apologies
21 for not introducing someone at the table tonight who's
22 filling in.

23 Michael, if you could introduce our guest.

24 BOARDMEMBER WORK: Yeah. Actually I
25 apologize, too. Romy Fuentes of DTSC asked me to do

1 this at the beginning of the meeting, and I forgot.

2 He wanted to let you know he couldn't be here
3 because of some personal business, but the DTSC is
4 represented here by Claire Best, who's sitting two
5 people to my right, who came down from Sacramento. I
6 just wanted to make sure everybody knew DTSC was here.

7 FACILITATOR KERN: Thank you. The Remedial
8 Project Managers' meeting is the next item.

9 I think prior to you arriving there were a
10 couple of issues.

11 BOARDMEMBER YOUNGKIN: Right. I think the
12 only two issues that we haven't covered tonight are 1
13 and 2 on the agenda; the RPM meeting, the EPA sampling
14 in nonresidential areas.

15 Michael, could you give us a very brief
16 summary of what you said this morning?

17 BOARDMEMBER WORK: Yes. The EPA has been
18 working with the Trust to allow EPA to come onto the
19 Presidio to do some focused lead-based paint sampling of
20 soils at selected buildings in nonresidential areas.

21 We believe that we have a data gap here in the
22 nonresidential areas. This is not a comprehensive
23 sampling of the nonresidential areas. I believe it's 18
24 structures that we focused on, mostly because these are
25 structures that have soil around them and structures

1 which we felt looked as though they had a high potential
2 for contamination from lead-based paint.

3 That work is happening this week and next
4 week. And hopefully we'll have a draft summary report
5 with data in it approximately 30 days after they
6 complete the field work. It will be drafted at that
7 point. And 30 days is a tight time frame; so hopefully,
8 we'll be as close to that date as possible.

9 BOARDMEMBER REACKHOF: This is also part of
10 the overall base sampling activity that you are doing,
11 correct? Not just here?

12 BOARDMEMBER WORK: That's correct. We've
13 already done Moffet Field, and we've actually programmed
14 to do five bases altogether.

15 BOARDMEMBER YOUNGKIN: Thank you.

16 And the second one of comments on fresh water
17 point of compliance, I missed that discussion, too.

18 Could someone summarize that discussion real
19 quick.

20 FACILITATOR KERN: The comment that I had is
21 that the Army has received comments from the Trust and
22 the Park Service, EPA. And they're still waiting for
23 comments from the Regional Water Quality Control Board.
24 Is that a fair --

25 BOARDMEMBER HANDEL: That's correct.

1 FACILITATOR KERN: Is that it for the RPM
2 meeting?

3 BOARDMEMBER YOUNGKIN: I think so.

4 FACILITATOR KERN: Okay. Review of Action
5 Items for September.

6 Anyone have any comments at this time about
7 September items that they'd like to see? As always,
8 route them through Mark if you have them later.

9 Yes, Bruce.

10 BOARDMEMBER MCKLEROY: I don't know if this
11 would be an appropriate action item, but I think it's an
12 issue that we should undertake -- is that the Golden
13 Gate Bridge District is doing their lead abatement and
14 earthquake retrofit on the Marin side. And as part of
15 their retrofit, they've excavated a good deal of soil.
16 And they have some plans I think on the Presidio.

17 And I think it would be appropriate to have
18 some information on what they found in terms of amounts
19 of lead in the soil; and, you know, to be able to
20 ascertain what's going on there and see what might be
21 appropriate here and be able to maybe meet this issue
22 before it comes -- well, just to be aware of what
23 they're up to and if there's any agency that we could
24 advise to -- or ask to have us informed about that. I
25 think that would be important.

1 FACILITATOR KERN: Well, we've been tracking
2 that. And I think there's someone we can contact at
3 DTSC that's a project manager for that. You can make a
4 call to see where it is.

5 BOARDMEMBER MCKLEROY: Okay.

6 FACILITATOR KERN: Anything else?

7 Andrew.

8 BOARDMEMBER YOUNG: I would like an update on
9 the issue of the Native American burial sites.

10 BOARDMEMBER ULLENSVANG: I think I could
11 probably arrange to have Paul Scalari, he's our contact
12 with the Native American Department, come again. He was
13 here several months ago. I'll invite him for the next
14 meeting if that satisfies that concern.

15 FACILITATOR KERN: Thank you. Anything else?

16 BOARDMEMBER SUBRAMANIAN: I just have one sort
17 of question. Would we get a copy of the file
18 resolution?

19 FACILITATOR KERN: Absolutely.

20 BOARDMEMBER SUBRAMANIAN: Thank you.

21 FACILITATOR KERN: Certainly.

22 Yes.

23 BOARDMEMBER BLOOM: I have an announcement.

24 FACILITATOR KERN: Further agenda action items
25 before announcements.

1 FACILITATOR KERN: Yes, Saul. Your
2 announcement.

3 BOARDMEMBER BLOOM: Next Tuesday, the 18th, at
4 10:00 o'clock in the morning at City Hall, 4th floor,
5 Supervisors' Hearing Room Chambers, there will be a
6 hearing on the situation at Treasure Island.

7 If any folks want to hear about what's going
8 on in other installations, there will be a discussion
9 about the cleanup, conversion of the island, and what's
10 going on internally in terms of the Treasure Island
11 Development Authority.

12 The board took some nonaction this week on
13 that, and they're going to further -- they're going to
14 discuss some problems and how to basically go forward
15 with implementing some of the intentions behind
16 Proposition K.

17 So if people are interested in that, it's
18 going to be a very, very interesting hearing. It
19 promises to be extremely lively, but nice.

20 And so I would highly recommend if you're
21 interested, come on down.

22 BOARDMEMBER YOUNGKIN: What time is that?

23 BOARDMEMBER BLOOM: 10:00 o'clock in the
24 morning. Supervisors' Hearing Room Hall.

25 FACILITATOR KERN: Any other announcements?

1 Any other comments tonight?

2 BOARDMEMBER HANDEL: I have a request that EPA
3 and the Army be forwarded a copy of the work plan for
4 lead sampling and any report associated with that
5 sampling.

6 FACILITATOR KERN: Sure. Thank you.

7 BOARDMEMBER HANDEL: Thank you.

8 FACILITATOR KERN: Thank you.

9 Announcements?

10 Seeing none; then, thank you for your
11 participation.

12 Meeting adjourned.

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1 STATE OF CALIFORNIA)
2 COUNTY OF ALAMEDA) SS

3

4 I, JILLANNE STEPHENSON, a Certified Shorthand
5 Reporter 8563, do hereby certify:

6

7 That the foregoing proceeding was taken before
8 Sheila Morrell at the time and place therein named; and

9

10 That the same was taken in shorthand and was
11 thereafter transcribed into typewritten transcription
12 under my direction.

13

14 I further certify that I am a disinterested person
15 to said action and in no way interested in the outcome
16 thereof no connected or related to any of the parties
17 thereto.

18

19 IN WITNESS WHEREOF, I have hereunto set my hand and
20 affix my official seal of office this of 19


21

22

23

24

25


JILLANNE STEPHENSON
CLARK REPORTING

10 3188
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THE RESTORATION ADVISORY BOARD MEETING

ORIGINAL

SEPTEMBER 8, 1998

HELD AT

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: SHEILA MORRELL

CLARK REPORTING

2161 SHATTUCK AVENUE STE. 201

BERKELEY, CA 94704

(510) 486-0700

1 Attendance at the 9-8-98 RAB Meeting:
2 DOUG KERN, Community Member
3 DAVID WILKINS, BRAC Environmental Coordinator
4 ROGER HENDERSON, U.S. Army Corps of Engineers
5 KARY WITT, Environmental Health and Safety Manager GGBD
6 ED CALLANAN, Community Member
7 MATTHEW FOTTLER, Community Member
8 LOUIS ROSENBAUM, Community Member
9 SAM BERMAN, Community Member
10 ROMY FUENTES, Department of Toxic Substances and Control
11 JOANNE CHOW WINSHIP, Community Member
12 PETER O'HARA, Cow Hollow Association
13 JULIA CHEEVER, Planning Association for the Richmond
14 JAN MONAGHAN, Community Member
15 JOAN GIRARDOT, Marina Civic Improvement Property Owners
16 ARLENE GEMMILL, International Urban Estuary Network
17 SCOTT MILLER, Community Member
18 MICHAEL WORK, U.S. Environmental Protection Agency
19 ANDREW YOUNG, Community Member
20 MARK YOUNGKIN, Community Member
21 HOWARD NATHEL, Community Member
22 SHARRON REACKHOF, Presidio Trust
23 BRIAN ULLENSVANG, National Park Service
24 BRUCE MCKLERoy, Presidio Heights Assoc. of Neighbors
25 ANGELA VARIAN, U.S. Army Corps of Engineers
26 PAUL SCOLARI, National Park Service

1 FACILITATOR KERN: Good evening. This is the
2 regularly scheduled meeting of the Presidio restoration
3 Advisory Board for September 1998.

4 I'd like to welcome everyone here tonight
5 particularly the Army and their contractors, members of
6 the public, boardmembers, the regulators, members of the
7 GGNPA.

8 And so, we begin tonight's meeting with the
9 agenda approval. Does everyone have an agenda? Are
10 there any changes or additions to tonight's agenda?

11 Seeing no changes, then are there any
12 announcements tonight?

13 And as people wander in, we may pick up some
14 announcements.

15 Yes, Mark.

16 BOARDMEMBER YOUNGKIN: Mark McGwire 62 --

17 BOARDMEMBER MCKLEROY: 62 home runs.

18 FACILITATOR KERN: 62, that's right. I heard
19 it on the way over. 331 feet. Barely clearing the left
20 field wall. Not one of his thundering shots.

21 Old business.

22 Committee reports.

23 Mark.

24 BOARDMEMBER YOUNGKIN: The RAB committee
25 meeting was held on August 25th, 1998 at Fort Mason. It

1 was the night of the RAB committee barbecue. We had
2 watermelon and good food. Worked out very well in spite
3 of the weather. The topics we talked about at the
4 committee meeting -- this was a short meeting -- was the
5 RAB resolution, lead-based paint letter, TAP project,
6 brief discussion on the Feasibility Study RAP, and odd
7 and ends topics like natural continuation conference,
8 which a couple of RAB members were planning on
9 attending. But I don't see them.

10 BOARDMEMBER HENDERSON: I could give you one.
11 I was there, but that's okay.

12 BOARDMEMBER YOUNGKIN: And the next RAB
13 committee meeting will be on September 22nd. And we're
14 moving back to the Presidio for this meeting which we
15 would -- the meeting will be at the Presidio Alliance,
16 Building 563.

17 Thank you.

18 FACILITATOR KERN: Thanks.

19 Any comments for Mark?

20 Questions.

21 Moving on to Item 5.

22 Presentations. I'm looking to see if Kary
23 Witt -- there he is in the audience. He's with the
24 Golden Gate Bridge District, and he'll be speaking to us
25 tonight on the lead-based cleanup for the Bridge

1 District.

2 Thank you.

3 SPEAKER WITT: I'm not going to use a
4 microphone if that's all right. One of the things that
5 I have brought with me that -- I think I'll just pass
6 around at this point. These are copies of the various
7 facts sheets. I know that some of you recognize these
8 from being before this group in the past and from our
9 various public hearings on this committee. So if you
10 haven't seen the fact sheets we have, there are three of
11 them here. One of them is a two-pager. And the last
12 one is just a single page.

13 Those will be good reference, and almost
14 everything I'm going to talk about is probably in one of
15 those facts sheets somewhere.

16 First of all I'd like to introduce someone who
17 came with me tonight. This is Marilyn Duffy. Marilyn
18 is a principal with the Duffy Company, and she works
19 with the Golden Gate Bridge District on our lead cleanup
20 project and more broadly on our seismic-retrofit project
21 as a third-party environmental compliance monitor. And
22 her job is to make sure the Bridge District and its
23 contractors comply with the conditions of all our
24 various permits that we operate under. And so at the
25 conclusion of my presentation, if you have any questions

1 along those lines, I'll refer them to Marilyn.

2 We began our investigations of lead
3 contamination in the soil underneath the Golden Gate
4 Bridge in 1992. And early on as we began investigating
5 what was there, we realized that there was a significant
6 amount of contamination there. And we saw a potential
7 for conflict between the remediation of the lead
8 contamination in the soils, which can be and has proven
9 to be a long drug-out process, and the need for a very
10 fast track on our seismic retrofit project, which we
11 needed to get under way as quickly as possible. And so
12 our solution to the conflict was a phased approach to
13 the lead cleanup.

14 And what we came up with was a two-phased
15 project. Phase 1 was aimed at making clean, or clean
16 enough so that the seismic retrofit work could proceed
17 unencumbered by hazardous waste and hazardous materials
18 issues.

19 We wanted to make clean those areas that would
20 be needed for seismic retrofit, construction, staging,
21 and access. So, in essence, what we decided to do is to
22 create a clean island within the site, and then
23 concurrently after we had that resolved and had that
24 cleaned up, the seismic project could proceed to
25 continue with our overall investigation of the overall

1 site.

2 Phase 2 then was that overall investigation of
3 the site, which includes, you know, delineating the
4 actual site boundaries. How far does the lead
5 contamination go? Issues such as those.

6 The entire process is being conducted under a
7 voluntary cleanup agreement that the Golden Gate Bridge
8 District has with the Department of Toxic Substances
9 Control, and that is guiding our work here.

10 So the first step in our program -- and this
11 was back in 1995 and '96 -- was a Remedial Investigation
12 and Feasibility Study in the Phase 1 areas. That was
13 about eight acres, five on the north end and three on
14 the south end. That resulted in a remedial action plan.

15 Many of you were very involved in the public
16 review of that plan. It resulted in a human-health-risk
17 based cleanup level of 1,396 parts per million. And it
18 called for on-site treatment of the contaminated soil
19 and use of that treated material on site as structural
20 backfill in some very large excavations that were going
21 to take place at the foundations of the towers of the
22 north viaduct of the Golden Gate Bridge.

23 That remedial action plan was approved in
24 March of 1996. As we got into the project, we decided
25 to rethink some things.

1 And in January 1997, we petitioned DTSC for a
2 modification of our remedial action plan to allow us to
3 actually simply truck the materials off-site to a
4 hazardous waste facility instead of on-site treatment
5 and on-site use of material.

6 And this was done for a lot of reasons. Not
7 the least of which was the fact that the cost involved
8 with trucking and disposal came down significantly
9 during that period of time, and it became a more
10 attractive option.

11 We received nothing but good public comment on
12 that particular request. And so the District decided
13 that that was the direction we would go on the cleanup.

14 Field work on that Phase 1 cleanup started in
15 September of 1997 and went through March of 1998. The
16 work concentrated mainly, at least initially, on the
17 north end of the bridge because that is the area where
18 we needed to get construction going on the seismic
19 retrofit project.

20 And, in fact, most of that area has now been
21 certified as clean by DTSC and -- or certified as
22 meeting the remediation goal of 1396. And we now have
23 seismic retrofit project construction under way.

24 We removed about 33,000 cubic yards of soil
25 from about four acres on the north end of the bridge.

1 This is tremendously more than our initial estimates,
2 due to a lot of factors that -- they're too numerous
3 really to mention, but we exceeded our estimates by
4 quite a bit.

5 This resulted in 24,600-and-some tons of
6 hazardous waste being trucked off-site. Due to El Nino
7 and the tremendous rains that we received in February
8 and March of last year, we suspended work on the
9 southern portion of Moore Road, which is the road that
10 goes to out the lighthouse underneath the north approach
11 to the bridge, and suspended work completely on the
12 south end of the bridge until the weather situation
13 resolved itself.

14 Due to El Nino, after we suspended work, we
15 have about another 800 cubic yards of soil that actually
16 washed down the steep cliffs that are right there north
17 of the -- I'm sorry -- south of the north anchorage. So
18 we've got about another 800 cubic yards to deal with
19 during this construction season. And work on the south
20 approach, we've now just recently started. And I expect
21 to see soil being moved in earnest about next week.

22 We think -- and as you can see, thinking isn't
23 always right on target. But we think we have about
24 5,000 cubic yards of soil to remove from the south
25 approach in order to meet our cleanup goal in that area.

1 That brings us up-to-date really on the Phase
2 1 cleanup. Concurrently with the cleanup activities, we
3 have been working on Phase 2 of the project. DTSC has
4 just approved our remedial investigation work plan, our
5 Phase 2 work plan, and we expect to be in the field next
6 week collecting samples.

7 As you recall, the Phase 2 work plan looks --
8 it is actually the entire site and includes the Phase 1
9 areas. We're going to take another look at the Phase 1
10 areas in their post-cleanup condition, as well as
11 stepping out to determine the ultimate boundaries of the
12 site.

13 We have scheduled in our first round of
14 sampling -- and, of course, this is an iterative
15 sampling process where what we find in the first round
16 is going to drive the investigation in one of many
17 directions. We have about 300 samples scheduled for
18 collection in the next two to three weeks. And we'll
19 know a lot more after that occurs.

20 Sampling in those areas -- there's three types
21 of sampling that we'll be conducting. Random sampling,
22 we've targeted -- we've kind of delineated the area into
23 areas where we know there's contamination areas, where
24 we think there probably is contamination, and areas
25 where we don't think that there's probably

1 contamination.

2 And the sample density is going to be, of
3 course, heaviest in the areas we know are a problem, a
4 little bit less in the areas that we think probably are,
5 and quite a bit less in the areas where we don't think
6 there's a problem. But we need to just do some
7 confirmation sampling out there.

8 We also have scheduled some focus sampling in
9 areas where we suspect that contaminated material would
10 collect and concentrate. So we've identified those
11 areas, and we'll be collecting extra samples there.

12 And also some samples -- and there are some
13 geologists in the room that can define this word for me.
14 I don't know what it means -- colluvium. We have
15 colluvium samples.

16 Mark.

17 BOARDMEMBER YOUNGKIN: Colluvium is material
18 that's washed down the slope.

19 SPEAKER WITT: Okay. That's exactly what it
20 is. We're going to be sampling colluvium at the bottom
21 of the slopes in hopes of finding out what it is that's
22 coming off these very steep slopes.

23 Thank you very much for that.

24 So, of course, in the iterative process the
25 second and subsequent rounds of sampling are going to be

11
 1 determined mainly by what we find. And we hope to be,
 2 you know, evaluating data and moving into the second
 3 rounds of sampling probably in six week's time.

4 Phase 2 also includes some limited near-shore
 5 sediment sampling. What we've done is we've identified
 6 six locations, four at the north end of the bridge, two
 7 at the south end of the bridge, where if there was going
 8 to be an impact of base sediments, these would be the
 9 areas just from the drainage patterns. And some are
 10 actual outfalls where large areas drain into culverts
 11 that outfall into the Bay at certain points.

12 And so we plan on collecting samples in the
 13 top few centimeters of sediment in those areas. The
 14 information gathered in this next step, the remedial
 15 investigation in the Phase 2 areas, will be run back
 16 through our human-health-risk assessment model just to
 17 verify that we're still on target there and also -- and
 18 probably more importantly, because it wasn't done as
 19 part of the first phase -- we'll be doing an ecological
 20 risk assessment in those areas. And we're actually
 21 starting right now with the scoping process for that;
 22 identifying the various food chain, the receptors, and
 23 pathways. And I don't have much to report to you at
 24 this point on that.

25 That is about where we're at. I would be more

1 than happy to answer any questions.

2 BOARDMEMBER HENDERSON: The offshore sampling,
3 how are you going to separate what's the Bridge
4 District's versus what's been washing down through the
5 bay and everywhere else? They've been dumping sediments
6 outside of Alcatraz for years -- have been dredged, and
7 they've recently dumped there -- especially out in the
8 Golden Gate.

9 SPEAKER WITT: That's a good question. And
10 that's why I'm always hesitant to go out and collect
11 samples if I don't really know what I'm going to do with
12 the results. And this is one of those cases. I mean,
13 one of the things we certainly have is a lot of data
14 from sediments elsewhere in the Bay and even sediments
15 in the same generally vicinity that probably haven't
16 been impacted by Golden Gate Bridge activities. So we
17 can compare them. The process of determining whether
18 it's ours or yours is difficult. And, you know, we've
19 played around with things like isotope analysis and all
20 kinds of stuff, and it just doesn't seem to be
21 worthwhile.

22 You know, I guess what you hope is that you
23 find it's about the same as it is everywhere else in the
24 Bay, and you don't have anything to worry about. If you
25 find something else out, you kind of have to go back to

1 the drawing board and figure out what the next step is
2 to try and figure it out.

3 BOARDMEMBER BERMAN: Couple of short
4 questions. I'll give you all three at once. Who's
5 paying for all this? Can you say something about how
6 deep you're going to scavenge the soil? And also what
7 about the very steep parts of the -- especially the
8 north shore which look like they're not really
9 accessible except from the sea or the Bay itself. So
10 three short questions.

11 SPEAKER WITT: If I forget all of your
12 questions before I get through first one, help me out.

13 What was your first question? "Who's paying?"
14 The Bridge District has paid for the remedial
15 investigation and remedial action planning work in Phase
16 1 and is paying for -- in fact, who's paying? We're all
17 paying. If you pay tolls on the Golden Gate Bridge,
18 you're paying. That's the easy question.

19 BOARDMEMBER BERMAN: There's no supplement
20 from the State or the Army or any other federal agency
21 to assist that?

22 SPEAKER WITT: Not for the remedial -- not for
23 the investigations and remedial action planning. For
24 the actual construction on Phase 1, because it is
25 intimately related with the seismic retrofit project, it

1 is being funded 80 percent by the Federal Government
2 because it is part and parcel of the seismic retrofit
3 project. This work was required in order to get access
4 to the areas that we needed to excavate to do the
5 foundation work.

6 BOARDMEMBER BERMAN: But what about Phase 2?

7 SPEAKER WITT: Phase 2, at this point in time,
8 it looks like it's a Bridge District project and anybody
9 else that we can recruit to pitch in money. Maybe we'll
10 put little baskets out at the toll booths or something
11 like that. Question Number 2 was?

12 BOARDMEMBER BERMAN: Was, "How deep?"

13 SPEAKER WITT: "How deep?" We have really
14 three media that we run into out there. One of them is
15 sand. What we have assumed in the Phase 1 project --
16 and I think we need to do sampling to confirm that this
17 is the assumption we would make in Phase 2 -- but that
18 is that all of the sand that's out there is not native
19 sand. It's sandblasting sand that's been deposited over
20 the years. The amount of blasting sand that's been used
21 is huge. And the assumption has been that all of it is
22 contaminated. It all gets cleaned up and shipped off.

23 Then from the soil-sand interface -- in the
24 Phase 1 project we went down 18 inches with all of our
25 core samples and found that by the time we got to 11

1 inches the contamination levels had dropped off
2 significantly. And we also did a few deep-core samples
3 down to three feet.

4 On the Phase 2 work plan, right now our plan
5 is to go four inches below the sand-soil interface and
6 then evaluate where we go from there. And the reason
7 that we don't think we need to go as deep is that we're
8 dealing with areas that are not directly underneath the
9 bridge that are probably far less impacted.

10 And Number 3 was the very steep slopes. We
11 have not scheduled sampling on the face of those slopes
12 for a number of reasons. One is, I don't know that it
13 makes sense to even think about remediating those
14 slopes. The other is, I think it's pretty dangerous to
15 put people up there to collect samples.

16 So what we're hoping to do is to learn about
17 the contamination that's up on the slopes by taking the
18 colluvium samples at the bottom of the slopes. And so
19 that's the answer to that.

20 BOARDMEMBER BERMAN: Well, if the steep areas
21 were permanently made inaccessible, wouldn't that
22 alleviate some of the problems of the cleanup?

23 SPEAKER WITT: It does from a
24 human-health-risk perspective. And, in fact, from a
25 human-health perspective, we would probably be done with

1 the cleanup after this Phase 1 approach because we've
2 remediated almost all of the areas that are accessible
3 to people. But that doesn't answer the questions about
4 ecological risks from the lead that's out there.

5 And I think there probably will be, quite
6 honestly, some difficult decisions to make if we find
7 lead levels in some areas that, you know -- that aren't
8 accessible to people, so there's not a human-health
9 risk. Do you damage an apparently thriving ecosystem in
10 order to get to a few parts per million lead out? I
11 don't know. And those are all issues that certainly
12 will generate some discussion.

13 BOARDMEMBER BERMAN: Okay.

14 FACILITATOR KERN: What opportunities do you
15 foresee for additional public input down the road? What
16 kind of timing and what kind of documents?

17 SPEAKER WITT: The next document that you'll
18 see on this project of great significance will be the
19 report on the remedial investigation.

20 And although that's not a step where you
21 traditionally stop and have a public review period, you
22 know, DTSC takes comments on these projects at any and
23 all stages. And reports like that get filed with DTSC.
24 They also get filed in public libraries in San Francisco
25 and Marin Counties. And so they're certainly available.

1 And also in the offices of the District, they're
2 available for review.

3 And after that -- and that I would say is
4 probably a springtime -- if everything goes well in
5 terms of sampling this summer -- you'll see a remedial
6 investigation Feasibility Study in April maybe May.

7 And then we go into remedial action planning
8 stage. We come up with an actual remedial action plan
9 -- what needs to be done. And that is a point where we
10 stop and go out and have a formal public-review period
11 with public hearings and all that. A year from now is
12 probably a reasonable thing, a reasonable time line, on
13 that -- maybe a little more than that. Next fall.

14 BOARDMEMBER WILKINS: Yeah. You said you
15 hadn't made a decision about what to do in the areas
16 where there potentially may be some contamination where
17 you have excessively steep slopes. But from a safety
18 standpoint, was it the State OSHA Department that you
19 had to confer with to determine what's safe there? Is
20 that just your own professional judgment experience that
21 kind of was leading you on how to proceed with dealing
22 with those types of areas?

23 SPEAKER WITT: I think it -- no. It was not
24 an official regulatory determination. It was simply us
25 in consultation with our consultants who were doing the

1 sampling. And basically what we said is any place that
2 you need a rope to safely access probably isn't
3 someplace that we want to send people to collect
4 samples, at least initially, unless we suspect there's a
5 problem there. And it's an area that would be so
6 difficult to remediate, that it probably makes sense to
7 be thinking about other things besides trying to
8 remediate these slopes.

9 FACILITATOR KERN: Mark.

10 BOARDMEMBER YOUNGKIN: Could you give us a
11 little bit more detail of why the estimates of
12 excavation volumes were up so much? We sort of
13 encounter this problem too.

14 SPEAKER WITT: Yes. I think for the most part
15 it was -- there are two things. One is it's difficult
16 to estimate with a limited number of core samples in a
17 very nonhomogeneous matrix, you know, how deep it is
18 everywhere.

19 We took -- I'm trying to remember. There were
20 only 80 samples over eight acres. And, of course, you
21 try to interpolate between those points.

22 And what we found is when we did our -- and we
23 laid out excavation depths on a 40-by-40-foot grid and
24 excavated and found a lot of hot spots. Some of the hot
25 spots were areas where you would not have expected hot

1 spots. And we just found it was lot more -- less
2 homogeneous than we thought.

3 The other thing is we specified excavation
4 depths in inches. And, of course, if you want to be
5 conservative and make sure they were minimum excavation
6 depths -- and so you want to be conservative and make
7 sure you get it all, you know. A couple more inches is
8 probably prudent in some areas. Well, a couple more
9 inches over an eight-acre site, you just get a lot more
10 dirt than you thought.

11 BOARDMEMBER YOUNGKIN: Does this impact the
12 way you're designing your Phase 2 investigation? Or is
13 it something you just live with?

14 SPEAKER WITT: I think it's something that we
15 keep in the back our mind, and certainly we want to be
16 guided by -- you know, if we find areas that look
17 particularly hot, we would go back in with some focus
18 sampling and take -- have a higher sample density in
19 those areas. But, you know, it would be very difficult.

20 And given how nonhomogeneous we have found
21 that site to be, it would be very difficult to
22 characterize it vertically. It would be very expensive.
23 You would have to take a sample every couple of feet.

24 BOARDMEMBER YOUNGKIN: Okay.

25 FACILITATOR KERN: Anything else?

1 SPEAKER WITT: All right.

2 FACILITATOR KERN: Thank you very much.

3 SPEAKER WITT: Okay. Did we have any of the
4 fact sheets left over?

5 BOARDMEMBER BERMAN: There's a pile right
6 here.

7 SPEAKER WITT: Very good. Thank you.
8 There were two one-sheeters right here.

9 FACILITATOR KERN: Kary mentioned that we
10 would perhaps contact Marilyn after this meeting if we
11 had any questions. Does she have a contact number?

12 SPEAKER WITT: No. Actually, I think general
13 questions about cleanup, I'm probably your best --

14 FACILITATOR KERN: Okay.

15 SPEAKER WITT: -- your best contact.

16 FACILITATOR KERN: I misunderstood.

17 SPEAKER WITT: I'm the manager for
18 Environmental Health and Safety for the District.

19 FACILITATOR KERN: Thanks a lot for coming
20 tonight.

21 SPEAKER WITT: Okay. Thank you.

22 FACILITATOR KERN: We're on to Item 5B, and
23 that would be Paul Scolari from the Park Service. And
24 he'll be talking about the Crissy Field Archeological
25 Investigation.

1 SPEAKER SCOLARI: Good evening, everybody.

2 And what I'm going -- I'll just -- tonight
3 what I'll do is I'll give you just a brief background
4 about what the purpose and function of this
5 archeological investigation is. And then secondly, I
6 would just go through from the start date until now and
7 give you a brief update about how it's gone.

8 It's going to be a relatively informal
9 briefing. And feel free to interrupt me and ask
10 questions at any point. And I also invite Glen -- who's
11 sitting out in the audience, he is the project manager
12 of the Crissy Field restoration plan -- to chime in at
13 any point because Glen is really familiar with what's
14 going on as well.

15 So essentially, as you all know, we have the
16 Crissy Field restoration plan, which is sitting and
17 waiting for the implementation after the cleanup gets
18 done at Crissy Field. And what we're going to do there
19 is on the west side of Crissy Field, restore the
20 airfield; and on toward the east side, or more or less
21 on the east side, recreate a water system and a tidal
22 marsh.

23 We're carrying out the archeological
24 investigation because -- essentially, we're working
25 within the framework of the National Historic

1 Preservation Act.

2 Before we go in and undertake this project,
3 we're required to identify if there are any historic
4 properties that might be impacted by the project. And
5 so the archeological investigation is an identification
6 process. We're doing tests trenching in a systematic
7 way and trying to discover if there are any historic
8 properties underground at Crissy Field, and that
9 includes prehistoric properties.

10 The other thing that we're doing in this
11 investigation is we have a team of geologists, or a firm
12 of geologists, who are trying to create an earth-science
13 context for understanding the historic -- prehistoric
14 things that we might encounter underground and also to
15 help recreate physically the physical history of Crissy
16 Field.

17 The work which is being done by archeological
18 contractors, actually the Park Association, began in
19 mid-July and it's ongoing right now. To date there have
20 been 50 trenches and pot holes dug. And I'll give you a
21 breakdown of about what they've encountered in these
22 excavations.

23 About a week into the work, so about July
24 20th, in a test trench on -- more or less, if you go
25 down Halleck Street -- basically the eastern half of

1 Crissy Field in a test trench we, in fact, encountered a
2 prehistoric -- what's referred to as a "prehistoric
3 midden."

4 The midden was encountered at a point where we
5 were trying to identify the marsh, itself, and the dune
6 system to north of it because that was going to be an
7 area where we had predicted where we might find
8 prehistoric sites. So we did, in fact, encounter a
9 prehistoric midden, which is about so deep.

10 These middens are very characteristic. It's
11 composed of dark stains, soil, and you find -- typical
12 things you find in it are shells, which we found; stone
13 tools; pounding tools; and charcoal, so evidence of
14 burning.

15 And we're really at the beginning. We know
16 it's a prehistoric site. It's been carbon-dated to
17 about 1500 A.D. -- give or take.

18 And I guess before I go into characterizing
19 the site any more, I should say in terms of the
20 investigation, what we did was we immediately stopped
21 work when we made this discovery.

22 We notified all of the local Indian tribes
23 that we had compiled into a list, who we were --
24 actually, not exactly coincidentally -- who we were
25 going to be meeting with just a couple weeks after. And

1 they asked us to stop work, and so we stopped work at
2 that point. We stopped the investigation.

3 And in the July 31st meeting we discussed, you
4 know, what was a respectful way to proceed on that. So
5 the investigation halted there for a couple of weeks.
6 And we developed in that meeting with local Indian
7 tribes -- to which we invited eight tribes and six ended
8 up attending this meeting. And one of the things that
9 we asked them in this meeting was how they wanted to --
10 how things should proceed, you know, or how they wanted
11 to participate.

12 And what developed out of that was a
13 monitoring program where each tribe or each tribal group
14 has a representative that serves as a monitor on-site.
15 And then we've developed a rotation, so that week by
16 week we're working on-site with a representative from a
17 different tribe. And so since that discovery, that's
18 how the work has been proceeding. And it's been going
19 quite well. There are -- out of the six that attended
20 the meeting, we developed a rotation of four and
21 possibly five of the tribes. It's not fully developed
22 yet. So that's one -- one discovery that's been made.

23 Then in terms of other discoveries, there have
24 been a number of historic features that we've
25 encountered in the test trenches that we've dug. The

1 most noteworthy of which is a historic dump which is
2 more or less out near Landfill 7, more or less out in
3 the middle of Crissy Field.

4 BOARDMEMBER YOUNGKIN: Is this an Army dump?

5 SPEAKER SCOLARI: It is an Army dump. Yes.

6 BOARDMEMBER CHEEVER: What kind of materials
7 did it have in it down there?

8 SPEAKER SCOLARI: Glen, do you want to speak
9 to that because you probably know a little bit better
10 than I do.

11 UNIDENTIFIED SPEAKER: We don't know the
12 extent of the dump's Fill Site 7. The Park Association
13 and our contract archeologists -- we found objects, for
14 example, that relate to the Army Medical Corps perhaps
15 related somehow to a unit of the Army from the 1870s or
16 '80s. We found bits of Oriental porcelain, horseshoes,
17 car springs. You name it; it's there. Most of it is
18 associated with burn layers. Much of the dump's debris
19 is apparently spread onto the tidal marsh. There's been
20 -- we found all sorts of things. We are presently
21 developing a design for a research program which we will
22 follow in investigating those areas further.

23 BOARDMEMBER CHEEVER: Sounds like that's kind
24 of interesting. Different periods. Medical things from
25 the 1870s, and yet car springs must have been quite a

1 bit earlier.

2 UNIDENTIFIED SPEAKER: It's difficult to know
3 how the dump has proceeded; but we have studied the
4 historic maps of the Presidio, and particularly Crissy
5 Field, very closely. And we do have a fairly good idea
6 of how the Presidio grew as it began to fill from the
7 Presidio Bluffs down to the Marsh Stables, Corrals, and
8 so forth. Even the firing ranges contain more detail
9 and are more carefully structured as they, I suppose,
10 improved their aim. It's a very -- a very detailed sort
11 of road that you see moving onto the tidal marsh that
12 was there in the 19th century, which was virtually
13 closed by the 1890s.

14 SPEAKER SCOLARI: So in addition to the
15 prehistoric site and this dump, there have been a number
16 of other historic features that have been encountered.
17 That's essentially where we're at at this point.

18 And moving forward, what we're going to be
19 doing is just trying to draw boundaries -- just do more
20 detailed identification work; draw boundaries around
21 these sites; assess their significance; and ultimately
22 when we fill out the full picture of the full
23 archeological picture, we would be looking at the value
24 of the sites and determining the extent that redesigning
25 the project might be necessary or for what have you.

1 In terms of that, the prehistoric site,
2 obviously there is a lot of interest in preserving it on
3 the behalf of the American Indian groups. It's
4 something that we would also like to preserve, and so
5 we're definitely looking at resigning and trying to
6 preserve that particular site and place.

7 And just one final thing that I would add
8 about that: The interesting thing is that it appears to
9 be a use site right on the edge of the estuary or marsh.
10 So in an interesting way it kind of defines the marsh,
11 itself. And so that the project becomes a kind of a
12 rehabilitation of this prehistoric use area.

13 I think that's it. That's all I had in terms
14 of what I prepared to do tonight. I'm happy to
15 entertain questions. And particularly I know the issue
16 of American Indians came up here. And if you have
17 questions about picking up a thread of where that has
18 gone.

19 One thing I could add is that; you know,
20 Rosemary Cambra, the chairperson at the Muwekma Indian
21 Tribe, attended one or two RAB meetings and was
22 appointed to the board. And she was in this meeting
23 with all of the other Indian tribes. And they have
24 declined, actually, to participate in the monitoring
25 rotation that we have going forward.

1 BOARDMEMBER CALLANAN: Why is that? Why do
2 they refuse to participate?

3 SPEAKER SCOLARI: Well, the reason -- what
4 they're stating is the reason is that we are -- that
5 they are the tribe that is associated with this
6 particular land, and that the collection of tribes that
7 we're working with is not as directly associated with
8 the Presidio.

9 And our position on that's is, you know, we
10 feel what we're doing is the right thing, and that this
11 is Ohlone/Costanoan territory. And the history of
12 exactly where these tribes are from is very, you know,
13 directly connected, very complex, and difficult to
14 entangle. So the approach is to be open and to have an
15 open door and work with any Ohlone/Costanoan group or
16 person that wishes to work with the Park Service.

17 BOARDMEMBER GEMMILL: Why are you call them
18 the Ohlone/Costanoan? Why the Costanoan?

19 SPEAKER SCOLARI: You know, I'm calling them
20 that because I refer to them by their official tribal
21 designation, and a lot of them refer to themselves as
22 "Ohlone/Costanoans."

23 "Costanoan" is the Spanish word that refers to
24 these people, which essentially means "coast people."
25 Ohlone is a word that became popular, I believe, in the

1 1970s. And, again, it's more of a -- more coming from
2 the Native community, itself. They use both, you know,
3 interchangeably. So that's why I use it.

4 BOARDMEMBER CHEEVER: Is a midden considered a
5 sacred site? Maybe that's hard for you to answer. Do
6 some of the groups you've been talking to consider it
7 sacred?

8 SPEAKER SCOLARI: That's a good question.

9 BOARDMEMBER CHEEVER: Just wanted more
10 understanding of it.

11 SPEAKER SCOLARI: You know, what's important,
12 it seems to me, to most of the tribal people is that
13 Number 1: Often times when you find a midden of this
14 type -- I should maybe even -- shouldn't say, "often
15 times." But there are at times human remains associated
16 with these sites -- burials. And it seems to me that --
17 well, Number 1: The reason that Native people want to
18 have a presence on the site is to safeguard their
19 values, their traditional and spiritual values. And
20 particularly in the event that human remains are
21 encountered, it seems -- just by talking to them -- it's
22 very important that a Native person be present. And
23 that could just insure that that kind of situation is
24 handled in a respectful way. So, you know, that doesn't
25 -- the only way I can answer the question about sacred

1 sites is to say; well, you know, there are a couple --
2 there's an executive order on sacred sites. And there's
3 a particular definition of a traditional cultural
4 property.

5 BOARDMEMBER CHEEVER: Well, is it possible to
6 say without getting into the military? I just wanted to
7 know what a midden was.

8 SPEAKER SCOLARI: A midden literally if you
9 translate it into English means "trash heap."
10 Essentially what this -- I mean, it's very early, and we
11 don't fully know, you know, everything that we could
12 know about this. But a midden is a use area, you know.
13 It's where, in this instance in particular, there were
14 resources down at Crissy Field. And this is an area
15 that was used over a period of time to gather resources
16 and to cook them and eat them. And it was part of the
17 life cycle. So, you know, in most general terms a
18 midden is just evidence of past human use.

19 BOARDMEMBER O'HARA: How big is this area?

20 SPEAKER SCOLARI: We don't know exactly yet.

21 BOARDMEMBER O'HARA: Well, how big is the area
22 that you discovered?

23 SPEAKER SCOLARI: So far in depth, it's
24 relatively shallow. It's about four to six inches.

25 Glen, you probably have the measurements of

1 how much it is.

2 UNIDENTIFIED SPEAKER: The extremity of the
3 discovery is about two hundred feet long. It is intact
4 and sort of intermittent in spots. It's not encountered
5 continuously within that two hundred feet. We think we
6 have found the westerly and easterly ends of that as
7 well as, probably, the southerly end of the area. It's
8 a strange survivor from a very dynamic weapon system and
9 a lot of disturbance has been taking place, to be able
10 to delineate the northern boundary of the site.

11 BOARDMEMBER WILKINS: There was some articles
12 in the San Francisco Independent over the past few days,
13 one that indicated that there are actually artifacts
14 found in one of these GGNPA excavations. Is there any
15 truth to that?

16 SPEAKER SCOLARI: There have been --

17 BOARDMEMBER WILKINS: Prehistoric artifacts.

18 SPEAKER SCOLARI: The artifacts I'm aware of
19 are a number of pounding stones that have come from the
20 site. And that's about it. There was also -- there was
21 a little obsidian, like arrowhead, that wasn't found in
22 situ. Which is to say, it wasn't found actually in the
23 trenches, it was found on the surface. That's the
24 extent of the artifacts.

25 BOARDMEMBER WILKINS: The other question I had

1 was in regards to Julie's question, when she was asking
2 about whether or not a midden was considered a sacred
3 area.

4 You seem to indicate from your comment in your
5 opinion, it's not. But what about the Native American
6 tribes you're working with, how do they view that?

7 SPEAKER SCOLARI: That's not -- I tried to
8 answer it actually by presenting to you the perspective
9 that I encountered from the Native American people.

10 BOARDMEMBER WILKINS: Okay. Then maybe I
11 don't understand. Are you -- you're saying that they do
12 or do not consider that sacred. Because you kind of
13 referred to some federal regulations or something like
14 that.

15 SPEAKER SCOLARI: Right. There's an executive
16 order on sacred sites that defines a sacred site in a
17 certain way.

18 BOARDMEMBER WILKINS: Does what you found out
19 here fit those definitions? I think that's the way we
20 should ask the question.

21 SPEAKER SCOLARI: No. It does not.

22 BOARDMEMBER WILKINS: So, it doesn't fit
23 federal definition. But how -- do the Native American
24 tribes still believe that any of this area is sacred?
25 Because, again, referring back to the newspaper article,

1 that's what it seemed to indicate, as well. So I was
2 wondering if there was any truth to that?

3 BOARDMEMBER SCOLARI: I don't understand quite
4 what you are asking.

5 BOARDMEMBER WILKINS: The newspaper article --
6 let me make it very clear then. The newspaper article
7 seemed to indicate: one, that there were artifacts,
8 prehistoric artifacts, found in some of these
9 investigations. You said, yes, you found some
10 pounding stones and an arrowhead that wasn't found in
11 situ.

12 The article also seemed to indicate that the
13 Native American groups that the Park Service is working
14 with also viewed these areas where these discoveries
15 were made as sacred, including this area that was called
16 a "midden."

17 And so what I'm asking you is -- the article
18 says that in your conversations with the Native American
19 tribes, it may also convey that to you.

20 SPEAKER SCOLARI: But you know that the -- no,
21 actually not. And I mean -- but it's a really -- it's
22 an important site to them. And that's why we have a
23 Native American person --

24 BOARDMEMBER WILKINS: But it's not considered
25 sacred though? Which was kind of what the question

1 Julie was asking. By what you've learned from talking
2 to them.

3 SPEAKER SCOLARI: No. That's right.

4 Now, you know, I should also point out that
5 that article suggests that we didn't inform the Native
6 American tribes of the discovery when, in fact, we did.
7 It suggests that we're not working with monitors when,
8 in fact, we are. And it suggests that we're not being
9 open in consulting with Indian tribes when, in fact, we
10 are.

11 And so there are problems with that article.

12 BOARDMEMBER O'HARA: I've heard the word
13 "prehistoric" used several times in this conversation.
14 How would you characterize "prehistoric"?

15 SPEAKER SCOLARI: All I mean by "prehistoric"
16 is prior to the arrival of the Europeans.

17 BOARDMEMBER O'HARA: So that would be --
18 "prehistoric" would be anytime prior to 1776 then?

19 SPEAKER SCOLARI: That's right.

20 BOARDMEMBER O'HARA: Okay.

21 SPEAKER SCOLARI: I try and be careful about
22 the use of that.

23 BOARDMEMBER O'HARA: I understand what you're
24 saying. All I wanted to do was to get you to
25 characterize what you meant by "prehistoric." It's

1 prior to 1776.

2 SPEAKER SCOLARI: That's right.

3 BOARDMEMBER O'HARA: Thank you.

4 BOARDMEMBER GEMMILL: Is that because before
5 1776, before the Europeans, the Native Americans weren't
6 keeping written records?

7 SPEAKER SCOLARI: That's right. Uh-huh.

8 BOARDMEMBER GEMMILL: They had no written
9 records -- a way of documenting.

10 SPEAKER SCOLARI: That's right.

11 BOARDMEMBER GEMMILL: Okay.

12 BOARDMEMBER BERMAN: It was before Windows
13 1512.

14 BOARDMEMBER GIRARDOT: You spoke about
15 "contract archeologist." The National Park Service is
16 not doing this work? You're hiring archeologists to do
17 it? The archeological section of the NPS is hiring
18 other archeologists to do this work?

19 SPEAKER SCOLARI: That's right. We have a
20 firm doing the actual archeological work, and they're
21 doing it under the supervision of the National Park
22 Service.

23 UNIDENTIFIED SPEAKER: It's being paid for by
24 the Golden Gate National Park Association. It was one
25 of the requirements of the project. We're talking to

1 contract archeologists and the Park Service is
2 supervising.

3 SPEAKER SCOLARI: And it's absolutely
4 necessary. There's too much work basically for the NPS
5 staff to do everything. And so we contract quite a bit
6 of work out and oversee it.

7 BOARDMEMBER BERMAN: In terms of public
8 relations, is it your intention to respond to this
9 newspaper article and clarify some of the
10 misstatements?

11 SPEAKER SCOLARI: Yes, we have, in fact. The
12 article came out -- I think, it was two weeks ago today
13 actually. And we immediately wrote a very
14 straightforward letter pointing out these inaccuracies.

15 And it was published in the Independent the
16 following week in the letter section. We haven't gone
17 out public with this information because we want to find
18 out more about, you know -- what exactly it is that --
19 what exactly that site is. And have actually -- you
20 know, we addressed that issue when I initially talked
21 with the tribal representatives when we made the
22 discovery.

23 I said to them, "We kind of want to keep this
24 discreet." Or actually, I asked them, "Would you be
25 against going public with this information, or would you

1 rather just keep it discreet between us until we can
2 find out more about it and discuss it in more detail?"

3 And their request was to keep it discreet,
4 primarily^o for fear of pot hunting. When you announce a
5 site like this, it's altogether common to have people
6 coming out and looting from a site like that.

7 So out of respect for that, we have tried to
8 not publicize information up to this point.

9 BOARDMEMBER GEMMILL: The Army was supposed to
10 finish the cleanup at Crissy Field a good two months
11 ago, so you could begin the archeological work
12 unimpeded. Has that been holding you back, the fact
13 that the cleanup hasn't been completed yet? Two months
14 behind schedule.

15 SPEAKER SCOLARI: Again you're in a better
16 position to answer that.

17 UNIDENTIFIED SPEAKER: Lets put it this way,
18 the extent the Army's remediation has grown from what it
19 should have initially, we in turn have had to respect
20 certain exclusions created by the Army that weren't
21 included in the remediation. In some respects we've not
22 had access. We have, however, proceeded with our
23 investigation, literally, as closely as possible behind
24 the Army.

25 It's a very difficult question to answer. If

1 there's been a delay, it really has been one that is the
2 result of further contamination we found ourselves.

3 FACILITATOR KERN: To follow on the pot
4 hunting issue, I'm wondering if this sort of site, this
5 midden, would ever be something that would be uncovered
6 and sort of interpreted, displayed, as part of the whole
7 wetlands project or because of that it would always be
8 kept buried and never revealed.

9 Any discussion about that?

10 SPEAKER SCOLARI: I think that that's a
11 discussion that we're going to have with the tribal
12 representatives. I mean, you know, what the problem is
13 with that is that the site -- you know, if you do
14 something like that, the site is going to erode and it's
15 going to be impacted.

16 And it seems to me the feeling of -- you know,
17 unanimously the feeling on the part of the tribal
18 representatives is to the extent that you can, leave the
19 site alone. So find out what you need to find out about
20 it maybe in order to protect it, but impact it as little
21 as possible.

22 I suspect that's going to be our approach.
23 But that's -- you know, we're going to -- after we find
24 out everything that we can find out in this
25 investigation phase, we will return and have another

1 group meeting with all of the representatives. And
2 we'll discuss, you know, how did you get that and how it
3 fits in with the larger plan.

4 Dave.

5 BOARDMEMBER WILKINS: Was there -- in terms of
6 your geologists' contracts with GGNPA, was there any
7 attempt to work with any archeological firms or
8 companies associated with any of the tribal groups
9 you're working with?

10 SPEAKER SCOLARI: Not for the archeology and
11 not for the geology, only in terms of the monitoring.
12 And so the monitors are -- you know, we're paying the
13 people for their time. So they're paid monitors. They
14 are serving a kind of consulting service.

15 UNIDENTIFIED SPEAKER: It's important to point
16 out all the monitors involved have had many years of
17 this same type work up and down the California Coast and
18 are, in fact, often involved in more sites than this
19 one.

20 SPEAKER SCOLARI: The other thing I want to
21 add, that's important to add, is that so far it's been
22 the tribal chair, people of each of the tribes, that has
23 done the monitoring. And this is a great -- this has
24 been a great opportunity to meet them and get to know
25 them and start to work with them.

1 And it truly is the beginning of -- we are at
2 the beginning stages of trying to establish an
3 archeological program and interpretive program in the
4 Park that is, you know, in partnership with the tribes.
5 And this is the first example; and we're kind of, you
6 know, learning it as we go along. But it's going pretty
7 well.

8 BOARDMEMBER YOUNGKIN: Just to wrap it up, do
9 you see any impact on the environment cleanup in your
10 work so far?

11 SPEAKER SCOLARI: No. I don't think so.

12 FACILITATOR KERN: Thanks, Paul.

13 Let me confer briefly with Roger here.

14 How long do you think you're going to go for
15 your presentation?

16 BOARDMEMBER HENDERSON: I have eight pages.
17 If there's no questions or comments, probably ten
18 minutes.

19 FACILITATOR KERN: Why don't we try to do your
20 thing before we do a break.

21 BOARDMEMBER HENDERSON: Well, good evening.
22 I'm here tonight to give you a brief presentation --
23 summary of comments that the Army has received from the
24 regulators and the public and whomever else on the draft
25 hydraulic-fluid removal work plan up at the Nike Missile

1 magazines. There was a work plan that we put out for
2 draining the three Nike Missile magazines in July.

3 And so what I am going to do tonight is kind
4 of go through a very quick summary of the comments that
5 we got from everybody. Just a little tiny bit on the
6 background.

7 For those of you that don't know, the Nike
8 Missile magazines are located north of the Public
9 Services Hospital and also north of Landfill 8 along
10 Battery Caulfield Road. Currently, and in the past
11 also, the site consists of three underground magazines
12 -- like big large basements, which are currently flooded
13 right now -- and two above ground apartment buildings,
14 Buildings 1450 and 1451.

15 And just recently, probably within the last
16 year or so, the Army and other people noticed floating
17 hydraulic oil found in all three magazines. One
18 magazine has much more than the other three. But you
19 can see little globs of this kind of thick viscous oil
20 floating on the surface.

21 So as part of the -- of our work, we're going
22 to go out and pump the silos dry and clean the insides.
23 And so we set out a work plan in July, and we received
24 comments.

25 Can everybody see that okay? Do I need to

1 raise it or anything?

2 We received comments from the U.S.
3 Environmental Checking Agency, the DTSC, the National
4 Park Service and the Presidio Trust. And as you can
5 see, we just received them ranging from the middle to
6 late-August.

7 I'll kind of go through what sort of general
8 comments that we received. Again this is a summary, and
9 this is not -- they're not specific real technical ones.

10 DTSC just kind of went through and highlighted
11 the -- certain terms. They requested a Gantt chart for
12 the schedule. A Gantt chart looks like kind of a little
13 horizontal bar chart to say where you are and what
14 you're doing when.

15 They also noted that if the water does not
16 meet the sanitary sewer discharge levels, then the Army
17 would have to prepare a Removal Action Work Plan, a RAW,
18 or an EECA, Engineering Evaluation Cost Analysis. And
19 if we had to do that, we'd have to have the State
20 generated California Environmental Quality Act, DOS,
21 like we did for the Crissy Field RAP and the DEH RAP.

22 EPA had a comment, a general comment, that our
23 work plan didn't address the continued seepage of
24 groundwater into the silos during the time that we're
25 taking out the sediment, so they wanted pumping during

1 that time.

2 The National Park Service had a general
3 comment. They expected the Army to address the
4 lead-based paint and the asbestos-containing materials
5 via the CERCLA process.

6 And finally one of the other general comments
7 from the Presidio Trust was the Army was to cover the
8 cost of water discharge permits. And they wanted us to
9 remove all the lead-based paints and asbestos from the
10 inside of magazines.

11 Specific technical comments -- these are just
12 general ones, sort of global comments. We had some
13 specific technical ones.

14 These are from DTSC. They wanted some small
15 changes to the drawings. They wanted us to inspect --
16 after we drained all the water from the silos, they
17 wanted us to inspect and grout up any cracks that were
18 inside of there.

19 They wanted us to specify the conversion
20 factors for cubic feet to gallons. They wanted a
21 completed waste-discharge permit included in the actual
22 work plans. It's a permit that we have to get from the
23 City and County of San Francisco.

24 They wanted the regulators to be notified
25 prior to starting any work. They want us to show on the

1 plans our exclusion zone. They want an antimony
2 included in the waste-water discharge analysis.

3 And they noted that the management of any
4 waste that we take out of there has to be in compliance
5 with Chapter 6.5 of the Health and Safety Code.

6 Another couple comments they had was, seal the
7 interior and the exterior doors of the magazine. As you
8 know, each magazine has -- are they about 80 feet long?
9 The doors? Or maybe they're what?

10 UNIDENTIFIED SPEAKER: Fifty.

11 BOARDMEMBER HENDERSON: About 50 feet long.

12 Two doors that open up like this. They're kind of metal
13 doors. And currently they're fairly well rusted away.
14 So DTSC had a comment that they'd like those doors
15 replaced and sealed to prevent groundwater -- actually,
16 they wanted the interior of the silos sealed. They
17 wanted the exterior doors of the magazines to be sealed
18 nd to prevent any groundwater or surface water flow from
19 getting into the silos.

20 And finally they wanted us to backfill the
21 silos. Once we've done all this, they want the silos
22 backfilled with sand with some sort of an inert
23 material, then with the native material in the area, so
24 we could restore groundwater and surface water flows at
25 the site. And those were the specific comments from

1 DTSC.

2 And EPA had some specific technical comments
3 as well. They requested a table of previous analytical
4 results, so they could compare those to the discharge
5 criteria. These are values that we have to meet before
6 we can actually take this water and place it into the
7 sanitary sewer system. They wanted us to use the
8 previous analytical results to answer Question 14 of the
9 Waste Discharge Permit, which I believe is a question
10 something similar to, "Has the waste water been exposed
11 to hazardous waste contamination?"

12 They want us to specify how we can take water
13 samples -- how could we get good water samples when you
14 have floating product? That's often a problem because
15 when you dip a bailer into water where you've got a
16 floating product, like a gasoline or an oil, it kind of
17 smears up on-site and gets all over the place. So they
18 wanted us to say how we would do that.

19 And then the last specific technical comment
20 was they wanted us to specify the breakdown products of
21 methylhydrosine and red fuming nitric acid that included
22 an analysis for methylhydrosine in the work plan. This
23 is actually -- the red fuming nitric acid and
24 methylhydrosine were the rocket fuels. When they add
25 the nitric acid to the methylhydrosine, you got a

1 reaction which then launched the rocket off.

2 All right.

3 Those were the specific technical comments
4 from the EPA.

5 There was just really kind of one Trust
6 specific comment. It sort of went -- most of their
7 comments were under the general. What they asked us to
8 do was prior to closure of site, they requested that the
9 magazines be filled with inert materials such as sand
10 and vented to allow groundwater to come in and out of
11 the silos.

12 And right now the current status of the
13 comment responses is the work plan is being revised to
14 address and/or add the comments to it.

15 So the areas we need to change in the work
16 plan, we will. We'll also be providing responses to the
17 comments in the final work plan, actually, before the
18 end of September. And we would like to begin work
19 actually draining the silos and cleaning them in
20 October, probably mid-October.

21 Dave.

22 BOARDMEMBER WILKINS: Early- to mid-October.

23 BOARDMEMBER HENDERSON: Early- to mid-October.

24 The sooner the better.

25 Okay. That's it.

1 Yes.

2 BOARDMEMBER O'HARA: I'm not sure I
3 understand.

4 If you seal the silos, and then you fill it
5 with some inert material --

6 BOARDMEMBER HENDERSON: Uh-huh.

7 BOARDMEMBER O'HARA: -- how do you get water
8 inflow and outflow?

9 BOARDMEMBER HENDERSON: Well, that wasn't our
10 comment. That was DTSC's comment. But you honestly
11 can't. If the silos are sealed from the inside and the
12 outside, there shouldn't be any flow of water going in
13 or out.

14 BOARDMEMBER FUENTES: If you can do something
15 to direct or control the flow --

16 SPEAKER HENDERSON: Besides just seal --

17 BOARDMEMBER FUENTES: I wasn't specific about
18 the -- there could be some way.

19 BOARDMEMBER O'HARA: My sense is, if you want
20 to do something like that, what you do is core-drill
21 holes in the side and in the bottom.

22 BOARDMEMBER WILKINS: Then why seal it?

23 BOARDMEMBER O'HARA: It's a good point. I
24 mean it's -- and I agree with you completely. Why seal
25 it to begin with? Fill it with --

1 BOARDMEMBER WILKINS: His comment was to seal
2 it.

3 BOARDMEMBER O'HARA: Fill it with sand because
4 eventually you're going to wind up with wet sand. And
5 my sense is that what have you accomplished except
6 taking the toxic substances out. So core-drill the
7 sides and the bottom, so that you can have water
8 inflowing and outflowing.

9 BOARDMEMBER FUENTES: I think my comment was
10 either, you know, seal it or use inert sand material to
11 restore the water flow. It's not, you know, both.

12 BOARDMEMBER HENDERSON: That's how I read it.
13 But I can get the comment, if you want. I left it in
14 the car, actually.

15 BOARDMEMBER FUENTES: I said "alternatively."
16 You know, the silo would be filled with inert sand.

17 BOARDMEMBER HENDERSON: Any other questions?
18 Yes.

19 BOARDMEMBER MCKLEROY: These comments are
20 indicative of the fact that the work plan didn't have
21 any of these proposed alternatives in the work plan; for
22 instance, removal of asbestos and lead-based paint.

23 BOARDMEMBER HENDERSON: No, that was in there.

24 BOARDMEMBER MCKLEROY: So that's a redundant
25 comment?

1 BOARDMEMBER HENDERSON: Well, no. From what I
2 gathered from the comments from the Park Service and the
3 Trust, is that they wanted the walls sandblasted
4 completely clean of lead-based paints. Where -- part of
5 what we're going to be doing is draining all the water
6 from the silos. It has to be tested, which it has been,
7 so we can discharge it to the City. Once everything is
8 drained, then we can assess whether it's safe to
9 actually go into the silos.

10 This is just a worker-health-and-safety kind
11 of a thing. This is all now confined-space entry. Once
12 that's cleared, then we'll go in and start cleaning up.
13 Which "cleaning up" means there's going to be asbestos
14 junk on the bottom that's been friable over the years
15 and sunk to the bottom. There's going to be peeled
16 lead-based paint that is fallen off. And it's just for
17 worker health and safety.

18 We have what would be -- the whole primary
19 goal is to get the oils out of these silos. They've
20 been sitting there. Each silo had a large lift in
21 there. And each lift had about 270 gallons of fluid,
22 hydraulic fluid, pretty -- kind of a viscous oil. So
23 that's leaked out. So it's basically as the water level
24 goes up and down, there's smears on the walls and
25 everywhere.

1 So we're going to pressure wash all the walls.
2 Well, for workers to work in there, we have to take out
3 the imminent hazards. And that means peeling lead-based
4 paints and the asbestos which we expect to find in
5 clumps on the floor. So those will be cleaned out.

6 The comments from the Trust and the Park
7 Service were specifically, "You take all of it out
8 whether it's in good shape or not."

9 We're saying, we'll take -- just by the simple
10 fact that pressure washing walls will take out a lot of
11 the lead-based paint. But we're not taking it all out
12 because if it doesn't get pressure washed, it stays.

13 It's like a house. We went into houses here.
14 We took out peeling lead-based paint and stuff that was
15 on the floor and on the walls. Same with the
16 asbestos-containing stuff. Anything that's friable from
17 a worker-health-and-safety point comes out. If it's in
18 good shape, say like translight panels, it'll have to
19 stay.

20 And then once that's all taken out, everything
21 gets washed down and drained out. We'll take out the
22 hydraulic lifts; and the ramps; draining systems, that's
23 left in there; like, pressure wash all the lines in
24 there. So there won't be any more fluid left in there.

25 We're going to take out the ramps; right?

1 So those aren't redundant. They're sort of,
2 "do this" plus some of "this" as well.

3 Yes.

4 BOARDMEMBER CHEEVER: You said you're
5 preparing your responses to these comments.

6 BOARDMEMBER HENDERSON: Uh-huh.

7 BOARDMEMBER CHEEVER: Can you say at this
8 point whether one of the responses is that the work plan
9 will be changed so that it is -- so the magazines are,
10 indeed, filled with sand? As to comments --

11 BOARDMEMBER HENDERSON: We want to fill them
12 with sand. No, we don't have any plans to. So -- it's
13 just a comment.

14 BOARDMEMBER CHEEVER: I see.

15 BOARDMEMBER HENDERSON: Yes.

16 BOARDMEMBER GIRARDOT: Did you say that it
17 discharges into the city system?

18 BOARDMEMBER HENDERSON: Yeah.

19 BOARDMEMBER GIRARDOT: Where exactly? Where
20 does that discharge into? Where does it hook up?

21 BOARDMEMBER HENDERSON: It is to the west that
22 we're going to be discharging along Battery Caulfield
23 Road.

24 Directly to the west, there is a sanitary
25 sewer manhole -- personhole, access way, whatever you

1 want to call it -- and we'll just discharge straight
2 into that. Just pump it out into there. That's why we
3 have to get a permit from the City. It will be roughly
4 650,000 gallons of water.

5 BOARDMEMBER BERMAN: If you don't fill the
6 magazines, will you monitor the sealing?

7 BOARDMEMBER HENDERSON: Monitor the?

8 BOARDMEMBER BERMAN: Do you want to seal them?

9 BOARDMEMBER HENDERSON: No.

10 BOARDMEMBER BERMAN: So they'll be left
11 unsealed. Will they be monitored?

12 BOARDMEMBER HENDERSON: As far as like the
13 groundwater samples?

14 BOARDMEMBER BERMAN: Yes. Yes. Look at the
15 condition and see what's happening in there.

16 BOARDMEMBER HENDERSON: Well, since -- once we
17 get done with all the work, we've gotten everything
18 cleaned out, all the fluids are gone, everything has
19 been pressure washed and cleaned; we'll have to seal the
20 doors up. We're not going to make them so you can open
21 them again. It's a safety hazard. After that, it's
22 going to be the Trust's.

23 BOARDMEMBER BERMAN: So you turn it over to
24 the Trust, assuming that it's empty but --

25 BOARDMEMBER HENDERSON: Empty and clean.

1 BOARDMEMBER BERMAN: -- accessible to
2 groundwater with the original openings all sealed, so
3 there's no way of anyone entering into those?

4 BOARDMEMBER HENDERSON: Exactly. We want to
5 make sure that it's not a safety hazard.

6 BOARDMEMBER BERMAN: I mean, it's a permanent
7 closure?

8 BOARDMEMBER HENDERSON: Yeah. They'll be
9 welded shut. I mean, they won't be operable doors. It
10 would be very difficult to get in.

11 Other comments?

12 FACILITATOR KERN: Some, I guess, two and a
13 half years ago, the RAB members actually sent -- after
14 visiting the, I guess, over in Marin one of the other
15 sites ---

16 BOARDMEMBER HENDERSON: One of the restored
17 Nike magazines.

18 FACILITATOR KERN: -- a letter requesting that
19 the Army actually look into these silos and investigate.
20 And I think at that time we actually asked these very
21 same comments. I mean, this is -- this is really
22 nothing new. We requested at that time that asbestos be
23 taken out, the lead-based paint be taken out, that these
24 things be filled up so, you know, we wouldn't have this
25 cavern in there.

1 I'm just curious what's the purpose -- what
2 was your intent tonight about sort of repeating to us
3 about what comments you received from these other folks.

4 BOARDMEMBER HENDERSON: That was a directed
5 question from the RAB co-chair.

6 FACILITATOR KERN: I see.

7 BOARDMEMBER HENDERSON: I got a request to
8 provide summary of the comments. Answer any questions.
9 That's why.

10 FACILITATOR KERN: So, I guess my response is
11 it seems like the Trust, the Park Service, and the
12 regulators are still sounding that same horn that we've
13 began years ago. And you're telling us tonight that
14 you're not going to respond to those comments in terms
15 of doing what's requested.

16 BOARDMEMBER HENDERSON: Partially, yeah.
17 That's correct.

18 FACILITATOR KERN: And what's your reasoning
19 for that?

20 BOARDMEMBER HENDERSON: You want to go into
21 it, Dave? Or do you want me to try to take a stab at
22 it?

23 BOARDMEMBER WILKINS: I mean, I think it's
24 pretty straightforward. Our requirement is to meet any
25 regulatory issues that are protecting the human health

1 environment. Once we clean up the silos, it's done.
 2 After we do that, it's an empty facility. It's under
 3 the management of the Presidio Trust now.

4 And that was an issue whenever this was first
 5 brought to the Army's attention. That's what we said
 6 then, and that hasn't changed.

7 So just because it's a facility that may not
 8 be a structure that people can live in, may not have any
 9 direct practical use for the Trust, doesn't mean that
 10 it's treated any differently than any other building.

11 Just like with residential units, we went in;
 12 we addressed lead-based paint and asbestos that were
 13 presenting imminent hazards. And after that, the
 14 building was turned over, still with lead-based paint on
 15 the walls, still with asbestos-containing materials in
 16 the buildings. And that very well may happen with these
 17 structures. But when we leave the Nike facility, it
 18 will be clean. Will groundwater still flow in there and
 19 fill these things up? Yeah, probably. But that's not
 20 the Army's concern.

21 We're not in the business of, and we have no
 22 desire to spend environment-cleanup dollars to
 23 rehabilitate facilities. And we don't have the
 24 authority to spend dollars like that. And that's not
 25 what we're here to do.

1 When we clean up the facilities, they will be
2 protected and will meet the standards and be protective
3 of human health and the environment. And we're done.

4 BOARDMEMBER ULLENSVANG: David, you'll still
5 have the CERCLA cleanup at the Nike facility to do,
6 won't you?

7 BOARDMEMBER WILKINS: Oh, yeah. That's a
8 completely separate matter.

9 We're treating this particular action
10 basically as a U.S. T-type of issue because of the
11 tanks.

12 UNIDENTIFIED SPEAKER: Doug.

13 FACILITATOR KERN: Yes.

14 UNIDENTIFIED SPEAKER: I worked on three
15 missile sites in Northern California, also with the
16 Corps of Engineers, not under the exact same program.
17 But just to put it in perspective, on those sites we
18 also dealt with the threat to human health and the
19 environment. We also had to deal with asbestos,
20 lead-based paint, and even the physical hazards of the
21 site. So it's a common standard approach. And so this
22 isn't any different than any other missile site that I
23 worked.

24 FACILITATOR KERN: I think my particular
25 feeling about -- this is just my own opinion -- is that,

1 I think, Roger stopped short of saying that you were
2 going to clean out lead and asbestos that was currently
3 -- you know, I think the way you put it, if it was still
4 in good condition, you weren't going to take it apart.
5 Something like that.

6 BOARDMEMBER HENDERSON: If the pressure
7 washing doesn't take it off the walls, that's the extent
8 of what we'll do -- pressure washing and whatever we
9 have to do to get the walls clean using a fluid. If we
10 have to scrub a wall because it was glued on -- if some
11 lead-based paint came off there, then what came off it
12 would be taken away. But if it doesn't come off, we
13 aren't going to sandblast or take any special measures
14 to remove lead-based paint. So that which was flaking
15 or in bad shape would be blasted off the wall.

16 Do you know -- do you have any idea of how
17 many PSI pressure wands we're using? Is it going to be
18 relatively --

19 UNIDENTIFIED SPEAKER: I think there are 1300
20 PSI.

21 BOARDMEMBER HENDERSON: 1300 PSI. There's
22 going be a lot come off anyway. But we're not going to
23 sandblast the walls. No.

24 FACILITATOR KERN: I think the concern is that
25 there may be left, given the the water moving back and

1 forth, an ongoing source to get into groundwater to flow
2 into the Lobos Creek drainage.

3 I mean, that's the concern. And so that's
4 where these comments are coming from. I think that --
5 I'm not an expert at the paint that was used in these
6 silos, but I'm sure there was a lot of consideration put
7 into what kind of paint was used. And perhaps there
8 were a variety of metals, heavy metals, in that paint --
9 chromium. Who knows what was in that. It just seems
10 that given the proximity to the Lobos Creek drainage, we
11 ought to just be concerned about that and do everything
12 we can. It's a water supply. So that's what the
13 source of the comments are coming from.

14 BOARDMEMBER WILKINS: That may be a valid
15 concern. But the reality is we've been monitoring the
16 site up there, the Public Health Service Hospital for
17 over three years. And there's no indication that any of
18 the constituents found in the water within the silos has
19 migrated anywhere beyond the silos, certainly not in any
20 of the downgrading wells or anything like that.

21 So it's our opinion that once we go up there
22 and exercise our remediation action, if there's any
23 further infiltration of groundwater that may come into
24 contact with any lead-based paint or asbestos materials
25 left in the magazines after we're done, then it's

1 incumbent upon the Presidio Trust to address that
2 problem.

3 FACILITATOR KERN: Well, we certainly
4 understand your perspective.

5 Thanks.

6 I think that minimizes the concern though
7 which has to do with the water supply. It would cost a
8 lot less to deal with it when you're in there.

9 BOARDMEMBER WILKINS: Well, I don't think it
10 minimizes it, Doug. I think we have over three years of
11 auditing that shows that there's no connection between
12 the two areas. So there's not minimizing.

13 FACILITATOR KERN: We could have a discussion
14 here in front of all these folks. And I'm familiar with
15 some of the data involved in that whole area.

16 BOARDMEMBER WILKINS: As am I.

17 FACILITATOR KERN: Well, I'm not going to get
18 into a -- into that kind of a session with you in front
19 of the group, so we can handle it off-line.

20 If people have any other questions besides my
21 rambling here, perhaps that would be more appropriate.

22 Anything else on the Nike Site?

23 BOARDMEMBER BERMAN: This is a general
24 question perhaps more directed toward the Trust.

25 What is the perspective of the long-term

1 future use of that area, if any?

2 BOARDMEMBER REACKHOF: Well, I'm not quite
3 sure what we're going to be doing exactly where the Nike
4 Missiles are. But, however -- you know, you have that
5 wetland area right below, which I don't see being
6 anything but a restored wetland area. But I can't speak
7 to the actual activities on what will happen, if
8 anything is even slated to be built on top of this area.

9 But I can speak for the downgrading area
10 remaining probably the wetland area that you have.

11 BOARDMEMBER HENDERSON: GGNPA shows that as
12 open space, I think. I don't think anything is to be
13 built directly on the magazines. It's open space.

14 BOARDMEMBER BERMAN: So those will be the
15 pyramids left behind.

16 FACILITATOR KERN: Thanks, Roger.

17 Looks like we have reached our break period.
18 We'll take ten minutes or so and return.

19 (Break taken.)

20 FACILITATOR KERN: Welcome back. Our next
21 agenda item is Item 5D from the Corps of Engineers on
22 the work plan for the Commissary/Post Exchange Study
23 Area. And that will be Angela Varian.

24 SPEAKER VARIAN: As Doug mentioned, my name is
25 Angela Varian, geologist with the Corps of Engineers.

1 Tonight I'm going to try and give you guys a
2 short summary of the comments that we received on the
3 off-site investigation work plan, Commissary. That was
4 issued in June of this year.

5 Most of you know where the Commissary is
6 located, south of Mason, west of the exchange buildings.
7 The Commissary was formerly the Presidio Motor Pool in
8 the early 1900s through mid-1980s. And this included
9 activities such as vehicle maintenance, fuel pipelines
10 and storage tanks, wash racks, grease racks and other
11 associated activities.

12 In 1984 to support the Commissary Building
13 grading design, we imported three feet of fill to raise
14 the building foundation. So the objective of this site
15 investigation is to identify the chemicals of concern
16 and to identify the lateral and vertical extent of that
17 contamination.

18 So far the comments that we've received are
19 from the U.S. EPA, the DTSC, Park Service, and the
20 Presidio Trust. Most of the comments were received this
21 past July.

22 We're waiting for the Regional Water Board to
23 comment as well. Due to lack of resources, they're
24 going to go ahead and defer their comments to Romy at
25 DTSC.

1 As Roger did, I'm going to go ahead and give
2 you a kind of general rundown of the comments that we
3 received, and you can ask me specific questions.

4 The general comments from DTSC were to include
5 a site conceptual model to ensure that the work plan
6 meets the objectives of the site investigation. And
7 that would include things such as identifying receptors,
8 exposure, pathways, and also the reuse scenario.

9 In addition the Park Service noted that
10 because we're using a two-phased approach for sampling
11 that to improve communication between the stakeholders,
12 we'd have an informal briefing of what was found in the
13 Phase 1 investigation.

14 We had a number of archeological comments,
15 mostly from the Park Service. One is that we be sure
16 and coordinate with the Park Service and the local
17 Native Americans regarding sites of cultural value.

18 They noted that the ground-penetrating radar
19 may assist in determining additional burial locations.
20 It was asked that maybe we can extend the boundaries of
21 our GPR study to help them locate the burial locations.

22 In addition it was noted that phosphate
23 studies are being considered by the Park Service to aid
24 in the identification of prehistoric remains in the
25 area. And we were asked if we could possibly do

1 additional analysis on our soil samples for phosphates
2 taken from archeological-sensitive areas.

3 The technical comments we got -- there was a
4 lot of comments on soil-boring locations, temporary
5 molecule locations, in terms of relocation and also
6 adding analytes. I'm not going to discuss those
7 specific items, but we looked at those in in our
8 response to comments.

9 The Trust noted that it was the responsibility
10 of the Army to investigate and remediate soils beneath
11 the existing Commissary Building. In addition both the
12 DTSC and the Trust noted that the sewer lines and
13 conduits may be preferential pathways for contaminant
14 migration and that soil samples should be collected
15 beneath the former sanitary sewer lines. In terms of
16 the step-out decision criteria, DTSC noted, or wanted to
17 make sure, that those criteria were protective of
18 wetland ecological receptors and to make sure that we
19 expedite laboratory turn-around time to guide step-out
20 decisions both in Phase 1 and Phase 2.

21 The Trust noted that the Phase 2 sampling
22 should not be limited to the individual chemicals which
23 exceeded step-out concentration during Phase 1, and that
24 those step-out samples in Phase 2 include the same
25 compound class, analyzed.

1 The DTSC noted that solvents may have been
2 used at the Auto Shops for vehicle maintenance and
3 should be added to the analyte list. The DTSC noted
4 that copper, which also may be associated with vehicle
5 maintenance, should be added to the analyte list; and
6 also that PCBs should also be sampled in groundwater.

7 The Park Service had a technical comment that
8 due to the locally divergent groundwater flow, the suite
9 of analytes at the upgradient and downgradient wells
10 should not necessarily be limited.

11 And the final technical comment was that at
12 the Motor pools there used to be underground wash racks
13 and sumps. And some of these sumps were about 12 feet
14 below the ground surface. Current sampling that was
15 four to five feet may not be adequate to sample for
16 potential soil contamination beneath the buried
17 structures.

18 Currently the Army is responding to the
19 comments. We definitely appreciate getting those
20 comments from all the agencies and from the community.
21 And we're working directly with stakeholders regarding
22 some key issues especially the archeological comments.

23 We've had special focus meetings to address
24 those concerns. The formal response to comments will be
25 included in the final document; and that's scheduled to

1 be distributed, I believe, next week. I think the exact
2 date is the 16th. And then we would start on the site
3 investigation shortly after that..

4 Are there any questions?

5 BOARDMEMBER MCKLEROY: What are step-out
6 samples?

7 SPEAKER VARIAN: Step-out samples is when we
8 have a step-out criteria. It's a concentration of
9 contaminant. And when we see the concentration, we step
10 out to assess the lateral or vertical step of the
11 contamination.

12 For example, a step-out criteria for gasoline
13 may be 50 milligrams per kilogram. Each time we can see
14 that concentration, we would go out further, so that
15 we're stepping out further from the initial impression.

16 BOARDMEMBER MCKLEROY: So it's a physical
17 measurement once you have an impression?

18 SPEAKER VARIAN: Right.

19 BOARDMEMBER MCKLEROY: And the name of the
20 final document is what?

21 SPEAKER VARIAN: It will be the, I believe,
22 the Commissary Site Investigation Work Plan, Commissary
23 Post Change Study Area. And that will go out next month
24 or, actually, the end of this month. I'm sorry.

25 Are there any other comments?

1 Thanks.

2 FACILITATOR KERN: Thank you, Angela.

3 Item Number 6A is the Main Installation
4 Feasibility Study/Remedial Action Plan Progress Report.

5 BOARDMEMBER WILKINS: Okay. I'm just going to
6 -- in accordance with our normal monthly updates on the
7 progress with the Feasibility Study, I am going to go
8 through the following topics here. You see the bullets,
9 these six bullets.

10 We went through these this morning at the RPM
11 meeting. And everyone should have a copy of the slides
12 and a handout that was with your packets at your tables
13 this morning.

14 Okay. The first bullet was to address
15 comments on the FS report. We're in the process of
16 addressing those comments -- approximately 60 percent
17 complete. One of the questions was this morning is
18 that, you know -- 60 percent of major issues? 60
19 percent by agency? What we've done is we've tried to
20 attack entering the comments in terms of just the
21 overall scheme of issues.

22 And we're about 60 percent done with that. So
23 with some agencies, we might be completely done with
24 their response. We're responding to their comments or
25 most of them. And with other commenters, we may not be

1 as high. But overall we're at about 60 percent. And
2 those comments, again, will be part of the revised final
3 FS report as an appendix.

4 Bullet 2 was to QC the RI data base. Danes
5 and Moore was the previous contractor managing the
6 Feasibility Study process. Since that contract expired,
7 Montgomery Watson took over that process. They needed
8 to do a quality-control assessment of the RI data base,
9 electronic data, because there were some significant
10 changes that we have made to the Feasibility Study in
11 terms of screening sites against refined cleanup goals.

12 We changed so much that we needed to go back
13 and QC the RI data base. So that data was appropriate
14 to use in screening sites against those cleanup goals.

15 The fourth bullet, another major component of
16 our effort is regulatory guidelines that have to be
17 followed. We're about 75 percent complete with this
18 process.

19 Our main focus is going to be on landfills.
20 That was a significant comment from a lot of the
21 stakeholders, certainly from the regulatory agencies
22 with regards to what ARARs and TBCs apply to the
23 landfills and fill sites and debris areas at the
24 Presidio.

25 So we are working diligently on that, and

1 about 75 percent complete with that process.

2 The next major area was to refine the cleanup
3 goals based on the Presidio Trust and Park Service Reuse
4 plans. Of course, we have GGNPA. And of course you all
5 are familiar with the significant number of comments
6 addressed with the Army's interpretation of that GGNPA.

7 We received supplemental comments from the
8 Presidio Trust consultant that went a long way to
9 clarify their -- more accurately what their reuse plan
10 is going to be for the various areas on the Presidio.

11 We have incorporated those plans into our
12 assessment defining cleanup goals, so that they more
13 adequately can support those reuse plans. We've done
14 that for human health. And as you can see, we have the
15 different categories there, including the three
16 residential categories that we defined.

17 And those were based on descriptions of
18 residential use throughout the Presidio, based on
19 comments from the Trust and also ecological cleanup
20 goals. We actually had a map provided by the Park
21 Service that showed what the special status species were
22 and where they were located throughout the Presidio.

23 So we used some very current information in
24 helping to understand -- helping the Army understand
25 what the reuse plans were of the Presidio, so we could

1 effectively identify appropriate cleanup goals.

2 One of the other areas of concern was the
3 characterization of landfills just in terms of their
4 actual size. There was several comments that perhaps
5 the Army's methods for calculations were not precise
6 enough to adequately determine the size of some of these
7 landfills, debris areas, and fill sites.

8 So we're actually re-estimating on those
9 volumes. And we're doing that using the same approach
10 used by the Presidio Trust consultants except we're
11 doing that using more accurate geographical data. And
12 we're about 20 percent complete with that process. And,
13 again, that was primarily for the landfill areas.

14 And the last major components that we're
15 currently working on is identifying and screening
16 various technologies for remedial alternatives. We're
17 about halfway through this process. Again, this is not
18 selecting a specific alternative but just screening the
19 entire encyclopedia of alternatives that may be out
20 there and trying to select those particular technologies
21 that may be appropriate to address the contamination at
22 various sites around the Presidio. And we're referring
23 to EPA guides/documents, DTSC guides/documents, and
24 other industry-related material that's available.

25 Okay. That covers the six major topic areas

1 that we are currently working on with regards to the
2 Main Installation FS.

3 Are there any questions?

4 Yes.

5 BOARDMEMBER GEMMILL: At the last RAB meeting
6 we, the community members, passed a resolution and the
7 penultimate paragraph was: "BE IT FURTHER RESOLVED
8 THAT, the City of San Francisco Restoration Advisory
9 Board requests the U.S. Army to begin discussion with
10 the Presidio stakeholder group concerning proposed
11 remedies for Main Installation sites by," today,
12 "September 8th."

13 Could you tell us what you've done to date on
14 that?

15 BOARDMEMBER WILKINS: Yes. I can tell you
16 that I've read the resolution. And I can tell you that
17 at this point, the Army is going to continue on its
18 present approach with managing the Feasibility Study
19 process.

20 That is, that we're going to attempt to work
21 with the -- with the State, with DTSC. As we begin
22 developing, or in the process of developing our
23 Responses To Comments, it's our intention to try to get
24 a read-in from the State as to whether or not the
25 responses that we are making to the comments are

1 appropriate in terms of meeting any regulatory
2 requirements that may be reflected by those comments.

3 We need to do that because that -- entering
4 those comments -- responding to those comments directly
5 relates to the development of the actual Feasibility
6 Study.

7 And then once we get some type of read-in from
8 the State on -- on our response and the particular
9 approach we're taking to any of the specific issues
10 highlighted here in the briefing then those would be
11 briefs at subsequent RAB meetings.

12 Or if, as we've said before, the RAB
13 subcommittee group wants the Army to come and brief them
14 on what we're doing about a particular aspect, we'll do
15 it in those types of environments.

16 BOARDMEMBER GEMMILL: Okay. The question was
17 about beginning discussion between you and the Presidio
18 stakeholders groups considering proposed remedies. So
19 the answer is, you haven't done anything else?

20 BOARDMEMBER WILKINS: No, not at this point
21 because we haven't even had a meeting with the State
22 yet.

23 BOARDMEMBER GEMMILL: You haven't had a
24 meeting with the State. You have not had any kind of
25 meetings with stakeholders groups.

1 What about the last paragraph: "BE IT FURTHER
2 RESOLVED THAT, the Presidio of San Francisco Restoration
3 Advisory Board requests the U.S. Army to provide
4 stakeholders with detailed, written responses to their
5 prior Feasibility Study comments by September 15, 1998."

6 That's a week hence. Is that almost done?

7 BOARDMEMBER WILKINS: Oh, no. We're not even
8 close to that. As I said here in the briefing, we're
9 only about 60 percent done with the comments.

10 BOARDMEMBER GEMMILL: That's after a year of
11 work.

12 BOARDMEMBER WILKINS: No, that's not true.
13 That's not after a year of work. That's after a year of
14 time, but not after a year of work.

15 If you recall back in the middle of December,
16 I published a memo indicating an agreement with the
17 Army, the Trust, and other stakeholders that the
18 Feasibility Study process would be put on hold pending
19 comments from the Presidio Trust. We didn't get those
20 comments from the Trust until May.

21 BOARDMEMBER GEMMILL: Until May. Really.

22 BOARDMEMBER WILKINS: Yes. And then, of
23 course, our consultant wasn't contracted to begin work
24 on the Feasibility Study -- taking over from the old
25 contractor -- until that same time period. So it's only

1 been about 90 days.

2 And just remember last year when we got the
3 initial comments back around the middle or the third
4 week of December, we actually had about two and a half
5 months of work on it at that time when we published our
6 response to general comments.

7 If you recall we distributed a handout. It
8 was about 20 to 25 pages of general comments -- or major
9 concerns, I think we called them -- for the Feasibility
10 Study. That was our initial response to comments.

11 But since that time, you know, a whole
12 different contractor started with responding to
13 comments. We're only about 60 percent of the way
14 through that.

15 So, no. We're not going to meet that
16 September 15th deadline.

17 And the other thing is that, as I previously
18 mentioned, we want to make sure that we get a read-in
19 from the State to make sure when we respond to a comment
20 and that comment has to do with an issue regarding being
21 protective of human health and environment, that the
22 response we make is appropriate to be protective and
23 addresses that particular comment. We haven't even had
24 that meeting with the State yet.

25 So we're a long way from meeting that

1 particular component of the resolution.

2 BOARDMEMBER GEMMILL: A long ways away.
3 September 15th. What do you anticipate then the date
4 will be?

5 BOARDMEMBER WILKINS: Well, it's hard to say.
6 I don't have the schedule in front of me from our
7 contractor. But our goal is to have the Responsiveness
8 Summary completed by the time the Feasibility Study is
9 expected to be completed, which I believe is sometime in
10 early December.

11 BOARDMEMBER GEMMILL: Okay.

12 FACILITATOR KERN: Julie.

13 BOARDMEMBER CHEEVER: Well, I feel it was
14 announced by the Army at some of these RAB meetings
15 months ago that there was a plan of developing a
16 Responsiveness Summary -- or the Remedial Action Plan
17 was going to be a process that involved all of the
18 regulatory agencies working in a collaborative way.

19 It seems like now you're talking about working
20 just with the State. Are you saying there's a change in
21 direction? And, if so, I would like to know whether the
22 other regulatory agencies including the State agree to
23 this seemingly new plan?

24 BOARDMEMBER WILKINS: Well, this plan isn't
25 new. I think that the approach that we've described

1 here has been one that's been, at least from my
2 perspective, been made very clear to everyone for
3 several months, basically from the -- almost from the
4 outset of this.

5 But there were certain events that transpired
6 that influenced the Army to change its position on how
7 it was going to approach completion of this revised
8 Feasibility Study. And we've taken an approach that we
9 think is appropriate -- that's more consistent with the
10 way lead agencies act and develop decision documents at
11 other BRAC facilities and work with regulators at other
12 BRAC facilities.

13 BOARDMEMBER CHEEVER: Can you say what some of
14 these events were?

15 BOARDMEMBER WILKINS: Well, I think there were
16 several instances where some of the stakeholders met
17 independently without the Army; made decisions or made
18 agreements without the Army being present or even
19 inviting the Army or letting the -- making the Army
20 aware that these discussions or meetings were going on.
21 It just created a situation where we felt it was in our
22 best interest to reassert our authority as lead agency
23 to better control the process and to make sure that we
24 can execute the completion of the decision document in a
25 timely manner.

1 BOARDMEMBER CHEEVER: Well, does the State
2 send representatives here like this --

3 BOARDMEMBER FUENTES: Well, I have the
4 direction from the management to work with the Army
5 along with the team concept.

6 BOARDMEMBER CHEEVER: Along with the team
7 concept.

8 BOARDMEMBER FUENTES: Along with the team
9 concept. The letter was sent to David and it's beyond
10 my authority to disregard that letter. So if the Army
11 has some questions with regards to the way we want to
12 make decisions, I think they need to contact management
13 on it.

14 BOARDMEMBER CHEEVER: Does any of the other
15 regulatory agencies have any comments --

16 BOARDMEMBER WORK: Michael Work with the EPA.
17 Actually the EPA was aware of this plan to work
18 separately with the State for about two months now.

19 And we wrote a letter saying that we don't
20 think that was a good approach and that it would not
21 lead to a consensus document. Our position really has
22 not changed on that. So I don't know what's going to
23 happen from here.

24 I anticipate that the Army and State will set
25 up a meeting and everybody will show up. So I can't

1 think of any other way to tackle this problem because
2 the EPA is committed to this consensus process.

3 BOARDMEMBER CHEEVER: Any other agencies have
4 any comments?

5 BOARDMEMBER ULLENSVANG: Brian Ullensvang from
6 the Park Service.

7 We spoke, and our record speaks -- we felt
8 back approximately ten or 11 months ago when the Army
9 proposed individually addressing comments -- each
10 individual agency felt that a consensus approach would
11 be more productive to get to an end quicker.

12 And again when we proposed a similar method
13 last July, the Army implied that they would work with
14 the State first. We support the consensus approach.
15 And I think Roberta proposed that it would lead to a
16 better resolution quicker.

17 BOARDMEMBER REACKHOF: The Trust is in
18 concurrence with that. So we'd like to see a consensus
19 approach.

20 BOARDMEMBER BERMAN: I have a question here
21 because I'm slightly confused as to why -- why. I mean,
22 David, you said why you have departed from this
23 particular plan. It sounds to me from a layman's point
24 of view that it was kind of --it was a reaction to
25 meetings taking place without the Army being present.

1 And that you had to "reassert your authority" to quote
2 what you said just a few moments ago.

3 I don't understand why you take that attitude
4 and why it isn't possible to work with a consensus
5 philosophy. It seems to me that you have a moral
6 obligation to do that. Maybe it isn't required in terms
7 of the legal specifications. But if all the
8 stakeholders and the agencies really want that, I don't
9 think that it's morally correct for you to take any
10 other possible route.

11 And, in fact, I am very disheartened by the
12 message that you have delivered tonight. And as a RAB
13 member, I feel that the Army is defeating one of its
14 major purpose in this cleanup process, which is to work
15 a consensus group into a successful Feasibility Study.

16 I have to express my personal thought that I
17 am very disappointed.

18 BOARDMEMBER WILKINS: Well, I'm equally
19 disappointed in some of the events that took place that
20 influenced the Army to make the decision that it's made.

21 Nonetheless, those events happened, and
22 decisions were made. And our purpose here is to make
23 sure that our cleanup is protective of human health and
24 the environment. I hope that that's a moral standpoint,
25 but it may or may not be.

1 But one thing is for sure, that it will be
2 protective of human health and the environment and that
3 we will meet the regulatory requirements that direct us
4 to do that. And that's what we're here to do. And
5 that's what we're going to accomplish in this process.

6 And while our position may be unpopular and
7 while other stakeholders may not support that idea or
8 are disappointed, as you are, in that particular
9 approach that we've decided to take; I think that the
10 evidence is clear that a consensus approach here, while
11 some may believe that it is successful, is not.

12 Many people often refer to the Crissy Field
13 RAP as a successful consensus process. I'm here to tell
14 you that, that was not a successful consensus process.
15 That was a concession by the Army based on political
16 pressure and financial pressure from several influential
17 persons that affected decision makers within the Army.
18 And those decisions came down; and we were directed to
19 make concessions, which basically was to go with the
20 GGNPA consultant's at the time alternative proposal for
21 Crissy Field. So that was not a consensus process.

22 Although many people in this room believe that it was.

23 Other people also refer to the DEH RAP as a
24 successful consensus process. And while I would agree
25 that we went through a consensus process with the DEH

1 RAP, it was also very slow and deliberative. What was
2 originally thought to be about a 90-day process, ended
3 up taking about 10 or 11 months before the final
4 decision document was made.

5 And the Army is in the position of really
6 wanting to get out of the Presidio, to finish the
7 decision document, to complete the cleanup as quickly as
8 possible -- not cutting corners, meeting the full and
9 strict regulatory requirements that are protective of
10 human health and the environment.

11 We don't feel that we can do that with 8 to 10
12 to 12 to 15 to 20 stakeholders sitting around a table
13 debating the demerits of a particular technical approach
14 or anything like that.

15 What we want to do is, we want to engage DTSC
16 with proposed responses to comments, proposed remedies,
17 proposed ARARs, all the various components of a
18 Feasibility Study.

19 It is our opinion that we pay them money for
20 oversight of this program. We pay them monies under the
21 Defense Site Memorandum of Agreement. It says, you take
22 these monies; you provide regulatory oversight to our
23 program; you tell us whether or not what we're doing is
24 being protective of human health and the environment.

25 No one else in this room has that authority

1 but DTSC. While other stakeholders have input, nobody
2 else has that authority. Nobody else here is a
3 regulator, as far as the Army is concerned, but DTSC.

4 So it is incumbent upon DTSC to engage the
5 Army and give us a read on whether or not we're doing
6 the right thing, not when we're doing the right thing of
7 having 20 people sitting around the table in a consensus
8 process. But are we doing the right thing by saying
9 that the remedy for Fill Site 1 is excavation? Is that
10 the right thing to do based on the risk presented by the
11 contamination in that site? And they're supposed to be
12 able to tell us the answer to that question. And that's
13 what we want to do with DTSC.

14 When we engage them to do that and to get a
15 read from DTSC, and we know we're on the right track
16 with things, then we fully intend to come back to the
17 rest of the stakeholders and let them know. "This is
18 the approach we're taking. We've gotten a tentative
19 read from the State." Boom. "Let's move on and go
20 through the various components of the Feasibility
21 process until we finish a decision document." And
22 that's what we want to do here.

23 So I'm sorry you're disappointed, but the Army
24 is equally disappointed that we've had to adopt this
25 approach. But, again, as I stated we feel it's the best

1 approach for us to take, that it will be an approach
2 that will allow us to achieve a good decision in the
3 quickest amount of time.

4 BOARDMEMBER BERMAN: I can appreciate what
5 you've said. In the narrowest sense, one would have to
6 agree with that. But it seems to me that the driving
7 issue for you is a timely exit from the -- a timely exit
8 of the Army from the Presidio.

9 But what is left behind may be here for
10 hundreds of years. And it would seem to me, that a
11 better principle than hurrying out of here, would be to
12 leave a heritage that the environmental cleanup was done
13 in a way which was satisfactory to all the stakeholders.

14 And I would ask you to reconsider what is
15 driving you into this particular mode and look at the
16 long term effects of what you're doing and take a higher
17 moral ground.

18 BOARDMEMBER WILKINS: Well, I'll certainly
19 consider that as I consider all of the various concerns
20 presented by stakeholders. However, the Army doesn't
21 have any intention of leaving anything negative here
22 whether it's residual contamination or anything else.

23 What we want to make sure we do when we leave
24 here is to insure that we have met the regulatory
25 standards that are protective of human health and the

1 environment. And the State of California, which is a
2 lead regulatory authority, is the agency responsible for
3 telling the Army whether or not we've met that standard.

4 BOARDMEMBER BERMAN: Well, I think we both
5 said our pieces here. And I think that the RAB -- at
6 least the community members of the RAB -- have a
7 longer-term perspective perhaps than the Army does of
8 the future. And in a sense we need to iron out these
9 differences. Because you have the power and the
10 authority to do things which will affect the next
11 hundred years or the future of the Presidio.

12 And I think that this is a consideration that
13 the RAB and stakeholders are all involved in. And it's
14 a less of a concern to you because, as you said twice
15 tonight, you want to get out of here.

16 BOARDMEMBER WILKINS: Just because the Army
17 wants to get out of the cleanup business at the Presidio
18 does not mean that we're not going to address the
19 concerns of the stakeholders. We have all the comments
20 from 52 or 53 different stakeholders including Army
21 agencies on the Feasibility Study from last year.

22 We have supplemental comments submitted by
23 both the RAB and the Trust earlier this spring. All of
24 those are going to be taken into consideration. As I
25 described here in the briefing tonight, we've completely

1 QC'd the RI data base because we're screening sites
2 against refined cleanup goals.

3 We have a better understanding now of the
4 reuse plans based on comments, where we're not going to
5 make the same mistakes that we made the last time in
6 saying, this site is this; when it's not, or whatever.
7 Those things have been more clearly spelled out. We're
8 recalculating soil volumes for landfills using the same
9 approach that the Presidio Trust consultants use, using
10 more accurate data because we're able to capture more
11 accurate data to do that and expend a little more energy
12 in doing that process.

13 So we're actually borrowing a lot of
14 strategies and approaches based on stakeholder comments
15 as we're going through revising this process. So I
16 don't feel any threat that what we're going to do is
17 going to somehow leave behind the concerns of the
18 community that may be here that the Army will clean up
19 and leave, and then that's it.

20 No, that's not going to be the case at all. I
21 think that, in fact, the Army is going to have a say
22 here for a long time. Whatever we do with the remedies
23 here at the Presidio, there's going to be a long-time
24 management of our cleanup actions from the Sacramento
25 District just because of the nature of the size of the

1 program.

2 So the Army's going to be involved with this
3 for a long time to come. But the immediate concern is
4 clear. We want to finish the cleanup in a correct and
5 rightful manner to allow the reuse plans by the Presidio
6 Trust and the Park Service to be executed. They have an
7 urgent time line as well. So it all fits together.

8 BOARDMEMBER HENDERSON: Just for what it's
9 worth, I'd like to interject just a follow-up on your
10 comment. I've worked on a lot of different projects.
11 This isn't my only project. I've worked on many, many
12 DOD sites. I've worked on EPA Region 8 and 9, Superfund
13 Sites that were not DOD projects.

14 I can assure you that even with the cleanup
15 levels the Army would be proposing; they are some of the
16 lowest I have ever seen at sites that also have similar
17 exposure scenarios, such as Fort Ord, which a lot of the
18 beaches are to be turned into state parks -- other areas
19 that are sensitive areas. I have, quite honestly, yet
20 to see cleanup levels, that even we're proposing, this
21 low.

22 So if you feel that you're being shortchanged
23 here; I can assure you from my experience, which is
24 relatively broad, you aren't. I mean, these are very,
25 very low cleanup areas. So nobody is being short

1 changed here.

2 BOARDMEMBER BERMAN: I don't think that's the
3 issue here. The issue is more of the question of the
4 process and the consensus and the movement -- the
5 comfortable movement of all the stakeholders. I think
6 the concern is that somehow the process will be -- will
7 revert to the Army taking its actions, which may be very
8 good but without moving in a consensus manner.

9 And so I don't think it's really the technical
10 issues, in many cases, or the specific factors. But
11 it's the process itself of which is equally important to
12 the community, knowing that all the issues have been
13 considered.

14 BOARDMEMBER HENDERSON: Well, like David said,
15 that's a part of the process after we can figure out
16 what the State is requiring -- the minimum, we can go to
17 the stakeholders.

18 FACILITATOR KERN: Julie.

19 BOARDMEMBER CHEEVER: I have another question
20 that's on a different area that's regarding the
21 consultants working on the responses. Some of us in the
22 public sometimes have gotten the feeling in earlier
23 stages of the RI/FS process that our comments are not
24 really studied, but are rather passed on to consultants
25 to sort of take care of. But the consultants do -- but

1 what does the Army really think about?

2 You've mentioned tonight about how the process
3 of responding to the comments was halted because you
4 changed consultants, which seems to show that the
5 consultants play a pretty big role in this. And aside
6 from what we've just discussing -- I guess -- I, too, am
7 disappointed. But even under your current plan that you
8 announced, what does that mean that consultants are
9 really doing this very minute? Do the consultants have
10 the authority to really study our comments and to come
11 up with different remedial alternatives on the basis of
12 our comments? Are you giving them that authority?

13 BOARDMEMBER WILKINS: Well, let me answer your
14 question by saying this. First of all, let me make it
15 clear that the process, the Feasibility Study process,
16 was not halted because the Army switched contractors.
17 The Feasibility Study process was halted because the
18 Presidio Trust came to the Army and suggested that we
19 postpone any further action pending receipt of their
20 alternative remedies for the Main Installation
21 Feasibility Study, which we did not receive until about
22 five and a half months after they made that proposal.
23 Okay. Do you understand that part?

24 BOARDMEMBER CHEEVER: I do.

25 BOARDMEMBER WILKINS: It wasn't the Army

1 switching consultants. That was the reason why the
2 process had that separation. Okay. And I wrote a
3 memorandum reflecting that agreement. Okay.

4 As far as our consultants responding to
5 comments, the first thing is that I read all the
6 comments. The Corps of Engineers, who I've hired as my
7 technical expert, read all the comments. And the Corps,
8 in turn, hires consultants to help them respond to
9 comments.

10 But, in particular, the Corps of Engineers is
11 taxed with leading the response-to-comment effort. They
12 guide the consultants. They give the consultants
13 direction. When the consultants have a question about
14 something, they come back to the Corps.

15 Roger Henderson is a technical team lead from
16 the Corps of Engineers, and he leads the consultants'
17 effort in responding to comments. The consultants do
18 not respond to these comments in a vacuum. They do not
19 ignore comments. They read everything. The Corps reads
20 everything. And everything is excruciatingly
21 scrutinized down to the finest detail. And
22 determinations are made of what is the best response.

23 And one of the -- I think one of the most --
24 one of the best examples of describing that is for you
25 to understand the process we went through in responding

1 switching consultants. That was the reason why the
2 process had that separation. Okay. And I wrote a
3 memorandum reflecting that agreement. Okay.

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20 everything. And everything is excruciatingly
21 scrutinized down to the finest detail. And
22 determinations are made of what is the best response.

23 And one of the -- I think one of the most --
24 one of the best examples of describing that is for you
25 to understand the process we went through in responding

1 to comments on the Crissy Field RAP. Because I can tell
 2 you that this man right here lived here at the Presidio
 3 down at Building 201 for probably about 10 days straight
 4 when we were trying to get that document finalized, to
 5 get it so I could send it up to Mr. Fatz at the
 6 Department of the Army for signature. And he
 7 literally spent 24 hours a day for about 10 days in a
 8 row working with the IT folks who were preparing
 9 comments.

10 And he was going back saying, "No. That
 11 comment's not right. We need to crack it this way. We
 12 need to massage it this way."

13 And he personally led that entire effort to
 14 make sure that these responses to comments on the Crissy
 15 Field RAP were adequate, were thorough, were technically
 16 accurate, and they appropriately responded to the
 17 comments.

18 And that's what he's going to do with the Main
 19 Installation FS comments. It's going to be the same
 20 type of full-fledged personal involvement and effort
 21 from the Corps of Engineers. And that's what he gets
 22 paid to do. So it's not the consultants working in a
 23 vacuum.

24 And every comment, even the little one-pager
 25 -- of the 52 or so comments we got originally on the FS,

1 about 32 of those were single-paged comments. And most
 2 of those were editorial in nature. They weren't even
 3 specific. You know, somebody would say, "Oh, well. We
 4 agree with, you know, Bill Lee from the City of San
 5 Francisco. And the the Army should be more thorough in
 6 its cleanup evaluation studies ..." or something like
 7 that, you know -- hardly anything specific.

8 On the other hand, there were other commenters
 9 that were very specific and very technical in their
 10 comments. But in any case, whether it's an
 11 editorial-type of comment or whether it's a
 12 technically-specific one -- cites page, sentence and
 13 paragraph out of the FS -- I mean, whatever. We're
 14 going to answer them with just as much attention and
 15 care as we do all others. And that's the way we do
 16 business.

17 FACILITATOR KERN: David, you mention in your
 18 presentation that you're going to have three residential
 19 scenarios now for cleanup. What's the net effect on the
 20 total amount cleaned up by your now implementing three
 21 different residential scenarios?

22 BOARDMEMBER WILKINS: Well, generally speaking
 23 there's not going to be any significant change. The
 24 three scenarios that you saw were permanent, adjacent,
 25 and temporary.

1 Those were based on descriptions of the reuse
2 in the given area; for example, a specific area might
3 say -- this is going to be an institutional-type of
4 facility where people would come in for a week or
5 two-week stay, go through some type of training course,
6 and then leave. That type of thing.

7 But also the scenarios where we have study
8 sites that would potentially impact those areas are only
9 like maybe one or two. Almost all of the scenarios we
10 have a study site impacting a residential area would be
11 in the permanent category.

12 There's only like -- I think there was one
13 adjacent and maybe one or two temporaries. And I think
14 all the other ones were permanent. And as you know, the
15 permanent residential is what you're normally familiar
16 with in terms of residential scenario.

17 FACILITATOR KERN: The adjacent or temporary,
18 in terms of the risk-assessment calculations --

19 BOARDMEMBER WILKINS: Yes, we changed.

20 FACILITATOR KERN: What's the net effect?

21 BOARDMEMBER WILKINS: We changed -- if you
22 look at the 12 to 15 parameters that you had for risk
23 assessment. You know, like number of days you were
24 there for a year. You know, whether it's winter or
25 summer. Those types of parameters. For the adjacent or

1 temporary instead of being like 350 days a year, which
2 it is for permanent residential, it was changed to --
3 and Roger can correct me if I am wrong or anybody from
4 Montgomery Watson -- I think it was 200 or something for
5 temporary, which is even more than what the people were
6 actually going to stay there probably depending on what
7 date the Trust and Park Service ultimately got done.

8 FACILITATOR KERN: So the net effect though is
9 less cleanup?

10 BOARDMEMBER WILKINS: Yes. A little bit
11 higher cleanup standard. Higher, than permanent but
12 still very conservative.

13 FACILITATOR KERN: And which one of the
14 stakeholders requested those different scenarios? Was
15 that one of the stakeholder comments or was that an Army
16 innovation?

17 BOARDMEMBER WILKINS: No. This was -- it
18 wasn't a specific comment. The comment was -- though
19 that was related to that issue -- was, as it was
20 characterized to us, our misinterpretation of the reuse
21 of various parts of the Presidio.

22 So what we did was, you know, we asked for
23 further clarification. Of course, that was provided
24 primarily in the supplemental comments made by the
25 Trust. And in that document it clearly describes

1 scenarios that are going to be used at the Presidio.

2 And clearly there was a distinction between somebody
3 living at the Presidio and somebody coming here for a
4 training course or some other type of institutional
5 program being sponsored by the Park Service.

6 FACILITATOR KERN: So did you confer or work
7 with the Trust in terms of revising that scenario?

8 BOARDMEMBER WILKINS: No, not yet because we
9 have yet to meet with -- we haven't even had a meeting
10 with the State.

11 FACILITATOR KERN: Well, I --

12 BOARDMEMBER WILKINS: Everything goes to them
13 first. So, no. We have not met.

14 FACILITATOR KERN: I just noticed it in your
15 -- that's what you're proposing.

16 BOARDMEMBER WILKINS: Right.

17 FACILITATOR KERN: Okay. Thanks.

18 Joan.

19 BOARDMEMBER GIRARDOT: When you were earlier
20 discussing, or making mention, of the Crissy Field plan,
21 you said several powerful persons had influenced
22 decision makers of the Department of the Army who then
23 ordered you to make what you termed "concessions." Who
24 were these powerful persons?

25 BOARDMEMBER WILKINS: Well, the Army

1 essentially got letters from Senators - letters signed
 2 by Senators Boxer, Feinstein; and Congressman Pelosi.
 3 And I don't know what generated that letter, but
 4 certainly it must have been from constituents that are
 5 concerned about the Presidio that wrote that and brought
 6 the issue to their attention.

7 But essentially that was it. And then there
 8 were some other things that I'm not completely sure
 9 about. So I don't want to mention those. But I am
 10 aware that there were some phone calls and things like
 11 this made to -- from the Department of the Interior to
 12 the Department of the Army. I don't know who at the
 13 Department of the Interior made the phone calls.

14 BOARDMEMBER GIRARDOT: And who was it that is
 15 in the Department of the Army that makes that decision?

16 BOARDMEMBER WILKINS: Well, Mr. Fatz.

17 BOARDMEMBER GIRARDOT: Mr. Fatz?

18 BOARDMEMBER WILKINS: Yes. He's the general
 19 that's assigned to the Crissy Field RAP. He's an
 20 Assistant Secretary of the Army.

21 FACILITATOR KERN: Bruce.

22 BOARDMEMBER MCKLEROY: I have a question on
 23 your technical procedure to remediate. You're talking
 24 about changing some of your methodologies. And you're
 25 maybe 20 percent through, or you're not that far along

1 on it. And I recall the problem we had with
 2 phyto-remediation of that. And I'm concerned, and you
 3 should too be concerned, about types of technologies
 4 that sound good and have sort of that -- a good first
 5 blast, and then when you really look at them they might
 6 not do it. And so how are you going to screen for that?
 7 So you will kind of protect against -- you'll get on the
 8 leading edge, but you're not going to fall over the
 9 front.

10 BOARDMEMBER WILKINS: Well, that's a good
 11 question. And Roger is my technical expert here. And
 12 I'll let him chime in. But my first reaction is, one of
 13 the reasons that phyto-remediation was popular with us
 14 at first glance was because it was extremely inexpensive
 15 and it presented a way to remediate lead-contaminated
 16 soil very, very cheaply -- over a large area very
 17 cheaply.

18 Certainly we've learned our lesson from that
 19 experience. Phyto-remediation was a feasible
 20 technology; but it was infeasible because, based on the
 21 soil conditions here and chemical characteristics of the
 22 soil, it would take longer to remediate lead from soil
 23 than was necessary or than would facilitate GGNPA's
 24 redevelopment at Crissy Field.

25 We're very aware that both the Park Service

1 and Trust are eager to reuse this property. And so
 2 we're not going to be looking at technologies that are
 3 not going to allow us to quickly remediate a site to
 4 meet appropriate regulatory standards to be protective
 5 of human health and the environment and get out.

6 We're not going to have something like five
 7 remediations that are going to take months or years to
 8 develop in order to reach cleanup goals. We need to
 9 find technologies that work quickly, efficiently with a
 10 reasonable cost and that meet regulatory standards in
 11 terms of their protectiveness.

12 FACILITATOR KERN: Other questions for Dave on
 13 the FS RAP progress.

14 BOARDMEMBER MCKLEROY: I just have one more
 15 question that wasn't related to that one. But it seem
 16 that you're using this percentage-complete status. I
 17 kind of envision this report, you know. It's gaining
 18 kind of a body. And I'm wondering -- and I think the
 19 problem that the community had in the last FS was that
 20 we got the read-aheads several times. So we got
 21 read-aheads, but the main number sort of showed up at
 22 the very last moment. And those were the ones that were
 23 so contentious.

24 And I'm wondering whether those are going to
 25 be presented in the same way, or whether we're going to

1 hear about some of those numbers earlier. How do you
2 plan to approach that? Because it does come down to a
3 numbers game in a lot of this.

4 BOARDMEMBER WILKINS: Absolutely. It comes
5 down to a numbers game. One of the things that we would
6 like to do -- if at all possible, as I stated earlier --
7 is to engage the State.

8 I mean once we can get a tentative read-in
9 from the State, we're on the right track. We're taking
10 the right approach here. The strategy we're taking is
11 appropriate. Then when we have these monthly updates,
12 we can talk about some of the numbers that we need to
13 identify and a date. But at this point, we don't want
14 to throw it out on the table and start a big firestorm
15 of controversy when we don't even have a read-in from
16 the state of whether or not we're on the right track.

17 So that's going to be the whole trigger to the
18 whole process, and the further dissemination of
19 information regarding our progress as this document
20 develops.

21 BOARDMEMBER ULLENSVANG: May I ask a question?
22 If you get to December and you're ready to reach the FS,
23 and the State hasn't yet met alone with you; what will
24 you do?

25 BOARDMEMBER WILKINS: I don't foresee that

1 happening. I foresee that certain events will take
 2 place certainly within the next few weeks where we will
 3 have the necessary meetings with the State in order to
 4 get the read-in on our progress with the report so far,
 5 so that we can take more -- or just take more steps to
 6 disseminate some of the information, more detailed
 7 information, about how we're progressing with the
 8 development of the report. So I don't foresee that
 9 we'll get to December. The report will almost be
 10 completely packaged and stapled. I don't see that
 11 happening at all.

12 FACILITATOR KERN: Other comments?

13 Joan.

14 BOARDMEMBER GIRARDOT: Yeah. I would just
 15 like to make a comment for the record and say that the
 16 group that I'm associated with, which is the closest
 17 neighbor here to the Presidio on its eastern bank,
 18 agrees with what David has outlined in his course of
 19 action with DTSC. We do not have a problem with that.

20 And I don't want the record to show that
 21 somehow there is a total agreement on this RAB of lack
 22 of -- or that there is unanimity for what my colleague
 23 at the end said.

24 We are taking a long-term approach. And we do
 25 care about the Presidio intensely. And we do have

1 confidence in what the Army has been doing and what
2 they're proposing. And we have had a long history with
3 the Park Service, and we're now going to be neighbors of
4 the Trust.

5 And frankly, as far as the long-term scenario
6 is concerned, we're more concerned about the Trust
7 signing a 99-year lease with the developer at the
8 Presidio that we're going to have to live with for the
9 rest of our lifetime -- someone who might be
10 inappropriate and is going to impact us a lot more than
11 what you're talking about in these cleanup scenarios.

12 Because -- we have a great number of people
13 who worked at the Presidio, live it the Marina now. We
14 have a great many retired military who were here. And
15 we have had a long relationship with what went on in the
16 Presidio over decades.

17 And people in our group are not worried. They
18 are not worried. So I just wanted to state that for the
19 record.

20 FACILITATOR KERN: Thanks, Joan.

21 I'm not sure if you were pointing directly at
22 me when you said --

23 BOARDMEMBER GIRARDOT: No.

24 FACILITATOR KERN: -- when you were speaking
25 about the scenarios.

1 BOARDMEMBER GIRARDOT: But I was responding to
2 the comments that had been made earlier as to the
3 uncomfortableness with the Army trying to ascertain from
4 DTSC, who is the decision maker, of whether they are
5 proceeding correctly in order to get on with it.

6 FACILITATOR KERN: Thank you.

7 Any other comments?

8 Great. Why don't we move onto Item 6B. And
9 these are the various status reports on the individual
10 sites.

11 BOARDMEMBER HENDERSON: Normally Bruce Handel
12 would be reading them, but he kind of fell ill today.
13 So he asked me if I would go through the status reports.

14 Beginning with the Crissy Field remedial
15 action, we have finished excavation, made our cleanup
16 goals at the East of Mason Site, and at the Building 979
17 site. We're very, very close at Fill Site 7. We
18 have a very small quantity of soil to take out, and
19 we'll have been finished with that.

20 At the Building 950/937, 923 to 937 Area,
21 640/643 Rifle Institute, and the Building 924 Range, we
22 still have extra soil to excavate out.

23 So at least in three of those areas, we're
24 almost finished. And the rest are in some-various
25 stages. Probably the Building 950 Site represents one

1 of the larger sites that we're still actively cleaning
2 up there, mostly chasing the sink in surface soils.

3 The next thing would be the Directive
4 Engineering Housing Remedial Action.

5 FACILITATOR KERN: Can you just mention, sort
6 of, the date when all the, sort of, Crissy Field actions
7 might be projected to be complete.

8 BOARDMEMBER HENDERSON: Based on our current
9 estimate, like I mentioned, East of Mason, 979, and Fill
10 Site 7 are finished. Actually Fill Site 7, we expect to
11 be done by the 22nd of September.

12 Again, this is for Fill Site 7. The Building
13 950 Area, the best estimate now is around the beginning
14 of October. Building 937, about two weeks into October.

15 Building 923 to 937, approximately the end of
16 September. Building 640/643, also approximately the end
17 of September. The Rifle Institute looks like around the
18 1st of October. And Building 924 approximately the
19 middle of October.

20 Again, this is barring any new -- this is
21 based upon what we know right now. So if it expands,
22 we'll just keep going at these sites.

23 The DEH area -- actually I'm pleased to
24 announce that we have met our goals there. We just
25 finished as of October -- excuse me, not October. The

1 25th of August we took out part of the sea wall and
 2 removed the last remaining bits of soil that were in the
 3 sea wall. So we've restored that. That was to finish
 4 up the chlordanes. We will be getting an interim data
 5 summary report -- actually we've given that already --
 6 to the DTSC on the 30th of July.

7 At the DEH site, I believe, the total
 8 excavation was approximately 4,020 tons of material.
 9 And we expect a soil closure report around November of
 10 1998.

11 The Nike facility -- I gave you a briefing on
 12 that. Again just to recap, we're going to addressing
 13 and/or incorporating some of the public and agency
 14 comments. The work plan will be out at the end of
 15 September, and then we hope to begin the cleanup of the
 16 silos the beginning of October -- the beginning to the
 17 middle of October.

18 I'm going to defer the Building 207/231 CAP to
 19 John Porcella right now. He can give us a brief update
 20 on what the status of the 207/231 Corrective Action Plan
 21 is.

22 JOHN PORCELLA: Okay. Currently we are
 23 preparing the draft Corrective Action Plan. We are
 24 trying to develop and work through some of the
 25 communication issues with the Corps right now. And the

1 thing that we're waiting for is the comments expected
 2 from the Regional Water Quality Control Board on the
 3 technical fresh water immunoassay testing, and once we
 4 get those we should be able to wrap up the CAP and
 5 submit it for review. We're hoping to do that in
 6 October. But, again, it's depending on when we receive
 7 those comments from the Regional Board. We have
 8 received comments from the National Park Service and the
 9 Presidio Trust. And we are preparing responses to those
 10 comments on the fresh water immunoassay testing.

11 BOARDMEMBER HENDERSON: Thank you, John.

12 Turning now to Building 680, Excavation Status
 13 Report. All soils around that area have been excavated.
 14 We're now in the process of beginning to demolish the
 15 Building 680 shed. There's a brick building which was
 16 the electrical house and where they did maintenance.
 17 And then there was a little -- oh, it must be about a
 18 10-by-20-foot -- shed that we're going to tear down. We
 19 expect to be tearing the shed down in September
 20 sometime.

21 Do we have a firmer date on that, Rich?

22 UNIDENTIFIED SPEAKER: As early as next week.

23 BOARDMEMBER HENDERSON: Okay. And then
 24 underneath the shed, we'll excavate any contaminated
 25 soils. And that will happen after we've taken the shed

1 down. And then we'll do samples to show clearance to
2 the existing cleanup levels for that site, dispose the
3 shed debris and the soil off-site. And then we have
4 plans to restore the site in October. And we'll have a
5 draft closure report out sometime probably at the end of
6 October as well. That was one of the EECA sites, and so
7 that EECA site would also be rolled into the final FS
8 draft wrap for the Presidio.

9 The next one is the Golf Course Site. We have
10 finished back filling the areas. Actually we did that
11 -- that we excavated in the April. We finished those on
12 the 25th. We're going to do further excavation at the
13 site once the Trust removes some structures and some
14 pavement up at the Golf Course Area. And that's --
15 today at the RPM meeting, we mentioned it was around the
16 December time frame, they'll be tearing the structures
17 down.

18 BOARDMEMBER REACKHOF: I don't think I had a
19 date. Somebody else mentioned a date.

20 BOARDMEMBER HENDERSON: Okay. Somebody else
21 mentioned a date of December.

22 BOARDMEMBER ULLENSVANG: I think Bruce
23 mentioned it.

24 BOARDMEMBER HENDERSON: Okay. And at that
25 point once those buildings are torn down, then we'll

1 come back and keep excavating in there because a lot of
2 stuff went under the building. It's mostly gasoline.

3 And then the Commissary Area, SI work plan.
4 Angela gave you a good update of what we're doing on
5 that. All the comments have been received on the work
6 plan. The work plan is going to be finalized in
7 mid-September. And we hope to start drilling operations
8 along the shoulder of Old Mason Street probably in
9 late-October. So we'll get moving on that.

10 I think that's it.

11 Did I skip any?

12 FACILITATOR KERN: No.

13 Questions for Roger?

14 BOARDMEMBER HENDERSON: Any questions?

15 FACILITATOR KERN: Thank you.

16 The Remedial Project Manager Meeting. I think
17 I could characterize, since Mark wasn't able to attend.
18 But it was much along the lines of our RAB discussion
19 here tonight on item 6A. It was primarily what we
20 covered. So we've addressed that somewhat. I'm sure
21 they'll be more to come.

22 Item Number 7 is Review of Any Action Items
23 and any October Agenda Items. If anyone has anything at
24 the moment that comes to mind, we can get it moving into
25 the agenda process.

1 We'll get -- as usual, get items to Mark; and
2 we'll be able to talk about it more at the committee
3 meeting.

4 Are there any announcements or any other items
5 for this evening?

6 BOARDMEMBER YOUNGKIN: Lucy, did Tracy talk to
7 you about a RAB tour or anything like that? Okay.
8 Never mind.

9 FACILITATOR KERN: Seeing no other
10 announcements or comments, I'd like to thank everyone
11 for their participation tonight -- the Army, the Park
12 Service, the regulators, and the public.

13 Meeting adjourned.

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THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, OCTOBER 13, 1998

HELD AT

THE GOLDEN GATE CLUB

135 FISHER LOOP

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

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REPORTER'S TRANSCRIPT OF PROCEEDINGS

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ROGER HENDERSON

MOLLY HOOPER

JULIAN HULTGREN

DOUG KERN

LEEANN LAHREN

ANDREW LOLLI

BRUCE MCKLEROY

SCOTT MILLER

PETER O'HARA

SHARRON REACKHOF

ELEANOR ROMAN

RAVI SUBRAMANIAN

BRIAN ULLENSVANG

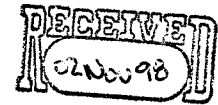
DAVID WILKINS

MICHAEL WORK

TRACY WRIGHT

ANDREW YOUNG

MARK YOUNGKIN



**DISK
 ENCLOSED**

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FACILITATOR KERN: Good evening,

everyone. This is the regularly scheduled meeting of the Restoration Advisory Board. I'd like to welcome everyone here tonight, the Army and their contractors, the regulators, the Presidio Trust, the Park Service, and particularly, the community members of the board, and members of the public here tonight for this meeting.

Does everyone have an agenda tonight? Are there any changes or additions to tonight's agenda? Okay, seeing none, we'll move ahead. Any announcements?

MS. REACKHOF: I've set some fact sheets in the back regarding the activities that are on going at Mountain Lake as part of the natural restoration of Mountain Lake. The Golden Gate National Park Association, the Park Service, and the Trust, have gotten together and are working together as a team to help with the restoration project. As you know, the Parks Association has received some funds, mitigation funds, from the airport extension, and as a result they have been able to start with their planning process. The Trust has provided them with some additional money, which has enabled them to go out and do some

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additional sediment sampling activities, which will be going on tomorrow. And if anybody wants to go by there, there's an interpretive ranger, and he will be able to show you what's going on.

It is a small geoprobe on a float. They're going to take five composite samples, and that will help them determine how they can dispose of the sediment, as well as give them some idea for determining when they remove the sediment what kind of structure they have to deal with. It's all very exciting; it's a great team effort. If anybody would like to stop out there, please, feel free.

BOARDMEMBER YOUNGKIN: I have received a document this last month, and this one is the final report of groundwater investigation at the former Coast Guard site on the Presidio. If anybody would like to look at this report, I have it here. Thank you.

FACILITATOR KERN: Okay, other announcements? All right, seeing none, any Old Business? Committee reports?

BOARDMEMBER YOUNGKIN: The RAB Committee met on September 22nd, 1998, and we moved our meeting place to the Presidio Alliance, Building 563, so our tenants can meet here

5

1 regularly from now on. We had a short discussion.
2 We discussed the SF/RAP; we discussed the possible
3 TAPP projects; we discussed technical outreach
4 services which was related to the TAPP projects,
5 and miscellaneous items. Our next committee
6 meeting will be on October 27th, at the Presidio
7 Alliance Building. Thank you.

8 FACILITATOR KERN: We're on now to

9 Item 5, Presentations and Discussions. The first
10 item is Crissy Field, Native American Studies, and
11 Rosemary Cambra. I don't see her in the audience,
12 yet, tonight. David tells me, perhaps, we could
13 delay that somewhat, until Rosemary attends later
14 this evening. Any objections to that? Okay.

15 Why don't we move ahead with Item 5.B., the
16 update on seep samplings at the landfills, with
17 Greg Little.

18 MR. LITTLE: I gave a summary of some
19 seep sampling activity last winter at the May RAB
20 meeting, and we got a request to give an update.
21 So tonight I'm going to give you a little summary
22 of the outstanding issues, and be available for any
23 questions, if there are any.

24 As you recall, some time ago, a little
25 background of the issues came up because they

6

1 hadn't been sampled. And there was limited data in
2 the RI, and there was concern about possible
3 contaminants in the landfills. The Army added some
4 sampling activity as part of the groundwater
5 monitoring program, and I gave you a little bit of
6 a rundown on those in May.

7 We sampled two areas. The first was the El
8 Polin Spring area, which is Fill Site 1 and
9 Landfill 2, and this is a slide from my May
10 presentation. At that time, we sampled three
11 locations and we had three sampling events, and we
12 only had the data back from the first two; that was
13 January and March 1998 events, and we didn't have
14 the April data at that time. Those have since been
15 published in quarterly groundwater monitoring
16 reports, and I'll share a little bit of those with
17 you today.

18 Some other outstanding issues at the El Polin
19 Spring area. Like I mentioned, we had some new
20 April data that you haven't seen yet.

21 At the meeting, Mark Youngkin suggested,
22 perhaps, a more appropriate location for sampling,
23 so we went back and sampled that location, as
24 well. There was some comments on interpretations
25 of detections of petroleum hydrocarbons, or

7

1 hydrocarbons from some of the samples. As you
2 recall at the last presentation, I provided
3 chromatograms, and it was our interpretation that
4 hydrocarbons that were detected were naturally
5 occurring, and we have kind of shared our rationale
6 for that. We did some additional sampling in June
7 to address that specific issue.

8 At the El Polin Spring area we sampled
9 EPSP01, LF01SP01, and LF02P01, and the fourth
10 location is the one Mark suggested; it's a little
11 bit further upstream.

12 Let me touch on the April sampling results.
13 In May, I kind of gave you some summary drafts of
14 the landfill data relative to some of the
15 groundwater monitoring data for the site, as well.
16 Our conclusion was, basically, that this new data
17 is within the range of the data that we had from
18 the groundwater, so it's not going to change our
19 conclusion from the risk assessment.

20 What I really want to do is summarize that
21 third sampling event, relative to the previous
22 sampling event, and that's the April sampling, you
23 didn't see that. Basically, it's within the range,
24 or very similar to the previous result that I
25 presented in May. There is really nothing new

8

1 here.

2 This is chromium. The detection in April was
3 in the order of 28; the previous ones are around
4 25; really not a significant difference, and we
5 didn't have any detections at the other areas for
6 chromium.

7 These are just a few of the metals. You
8 should have a package that provides the tables in
9 that package, so you have all the data in front of
10 you. This is magnesium. I just shaded the
11 different sampling locations with the same color.
12 You can see, again, three samples that suggested
13 some variability here at the LF02SP01. The others
14 are pretty similar. This is the new location that
15 Mark suggested. This is the one nearby that we
16 sampled. So nothing really too different.

17 Nitrate and nitrite. We had some
18 variability -- I presented that last month -- at
19 the one location. But again, the third round, the
20 trees might have affected some of this, but we're
21 within the range that we detected at LF02PS1. So
22 the results are pretty similar to what I presented
23 in May, and you can see that in the hits table that
24 I provided.

25 MR. BERMAN: How do these levels

9

10

1 relate to EPA's limits on the groundwater?

2 MR. LITTLE: The MCLs?

3 MR. BERMAN: Right.

4 MR. LITTLE: For the different

5 constituents, most of them, I believe -- I don't

6 really recall. We'd have to go back. Chromium,

7 for example, was at El Polin Spring, which we knew

8 about, assuming it's all hexavalent and exceedants,

9 if it's not, it's not exceedants. So it varies.

10 It's what we've seen in the groundwater wells

11 within those sites, within those ranges. It's

12 really nothing new.

13 We touched on the petroleum hydrocarbon

14 issue. We presented our interpretations on the

15 available data at the time, and EPA had some

16 comments on our conclusions.

17 As a refresher, we sampled the spring. The

18 seeps and spring come off the hill slope. Surface

19 water we sampled. It runs through a wooded area,

20 and there are groundwater monitoring wells in El

21 Polin Spring, as well. We didn't detect any of the

22 hydrocarbons in any of the wells we had in the

23 surface samples. And I shared the chromatogram

24 with you last May, which were very dissimilar from

25 any of the fuels that we see at the Presidio, any

1 of the standards that are typically used at labs.

2 We compared them with some of the analysis we did

3 for eucalyptus and other plants, and we drew the

4 conclusion that it was biologic.

5 To take that a step further, we went out in

6 June and we collected samples from the location

7 that Mark had suggested. We also grabbed some

8 other samples for just hydrocarbon analysis. We

9 sent those to Friedman & Bruya, a laboratory up in

10 Seattle, which specializes in hydrocarbon

11 analysis. They analyzed the samples with a variety

12 of extraction techniques, using methylene chloride

13 with and without silica gel and hexane. From that,

14 comparing the results, they can make some

15 conclusions on the types of hydrocarbons from each

16 analysis.

17 We did ask them for their opinion. And their

18 opinion, based on the data that they generated, was

19 that the hydrocarbons appear to be biologic in

20 nature, and not from petroleum hydrocarbons, or

21 from contamination resulting from petroleum

22 hydrocarbon releases.

23 We had them summarize that in the letter.

24 That letter is attached to your packet. There's

25 also the sampling results themselves. There is a

11

12

1 lot more chromatograms, which will be included in
2 the Landfill 1 and 2 annual summary report.

3 They also recommended further testing. It's
4 an unusual problem. You can go on, and on, and on,
5 and there's not going to be a silver bullet to
6 answer this question. They felt that with the
7 given data and information available, that the
8 conclusion is very reasonable, that it is biologic
9 in origin. So that's where we left that issue.

10 Then Landfill E. This is the slide from my
11 May presentation. As you will recall, we sampled
12 three locations. We had two sampling events, and
13 then the seeps went dry, so there is no new data
14 for that site. But there were some outstanding
15 issues about whether the seeps that we sampled were
16 seeps and not storm drain outlets. There's a
17 question as to whether the two downgradient
18 locations, DAESP02 and 03, were storm drain
19 outlets. There is an upgradient inlet and then our
20 two downgradient locations, here, which we suspect
21 could be storm drain outlets.

22 We went out in June and we tried to assess
23 them a little better, the areas over ground. There
24 is some water outlets up there, but not large fire
25 hydrants. We did some limited flow tests. We just

1 put garden hoses in the upper gradient inlets and
2 tried to see where it would run for a day. We
3 didn't really see anything coming out of the
4 outlets, so it really wasn't conclusive. We didn't
5 want to take it beyond that, large volumes of
6 water, in what may be the landfill, so we weren't
7 really able to make any conclusions.

8 We talked to the Park Service's maintenance
9 staff to see if they're aware of any additional
10 utility maps or recent work in the area that might
11 help orient us as far as utilities. They have some
12 lines, video logging capabilities, but that
13 equipment wouldn't really work in the storm drains
14 themselves, so we really had no additional
15 information there.

16 What we decided, at this point, it's not an
17 issue that really needs to be answered as far as
18 the Feasibility Study is concerned, so we're not
19 going to pursue this issue any further, and we'll
20 leave it to be assessed in conjunction with the
21 final remedy at the site. So whatever is

22 ultimately selected for this site, surface water
23 will have to be addressed as part of that remedy.

24 So in summary, as far as the seep and the
25 groundwater monitoring program goes, and the future

13

1 activities, we are planning to continue monitoring
2 the seeps and the storm drains. As long as there's
3 water emanating from the landfill, we'll sample it
4 as part of the quarterly groundwater monitoring
5 program. The sampling will be conducted, probably,
6 on a quarterly basis, not on a monthly basis, but
7 the schedule will be adjusted to assure we get
8 samples when they are actually flowing.

9 And then again, as far as the source of the
10 water at Landfill E, further assessment of that
11 will be conducted as part of the final remedy.

12 With that, I'll be happy to answer any
13 questions you might have.

14 BOARDMEMBER WILKINS: What problems
15 at the Fill Site 1, Landfill 2 area remain if the
16 suspected petroleum issue is not really an issue at
17 this point? At least, that's the recommendation
18 from the laboratory.

19 MR. LITTLE: The data we have is just
20 new and additional data. It's basically the same
21 situation the landfills were before we had the
22 data, which is whether the inorganic detections
23 are significant or not. And the seep data is
24 within ranges of the groundwater, so it doesn't
25 really shed any new light on that.

15

1 hydrocarbons analyses, it's a combination of a full
2 variety of compounds. The approach they took --
3 and I'm not a chemist; the letter explains it much
4 more than I can. They took an approach by using
5 different extraction processes. Those steps are
6 set up to remove different fractions of the
7 hydrocarbons. And based on comparing those, some
8 steps -- I believe it was the hexane -- remove
9 hydrocarbons which you wouldn't expect to see in
10 petroleum hydrocarbons.

11 That's, basically, their
12 logic. Don't quote me word-for-word. That was
13 their analysis, the approach they took. And they
14 did, I believe, three different processes. They
15 also looked at some peak ranges. There are some
16 peak ranges in there, within the range. And in
17 their opinion, those are not typical of petroleum
18 hydrocarbons in refined products.

19 MR. BERMAN: What is the origin in
20 the hydrocarbons?

21 MR. LITTLE: The conclusion is that
22 it's biologic matter, eucalyptus oils and pine
23 oils. In their letter you'll see they don't
24 recommend further analysis. It was suggested by
25 the EPA to do GC/MS. The problem with that is you

14

1 BOARDMEMBER YOUNGKIN: The new sample
2 location at Landfill 1, was the hydrocarbon coming
3 out of the ground at that location?

4 MR. LITTLE: There was a low level
5 detection there; it wasn't as high as the other
6 ones. When we sampled in June, none of the flows
7 were very significant; it was really a trickle. We
8 had to kind of dig out an area and let it collect.
9 so the water had been sitting around a while.

10 BOARDMEMBER YOUNGKIN: So does it
11 mean -- is there a scenario for how the organic
12 hydrocarbon would be inside the landfill?

13 MR. LITTLE: Actually, like I say,
14 the flows are so slow it's hard to say if it
15 was really from the landfill. We had a problem
16 getting the sample volumes we needed.

17 BOARDMEMBER BERMAN: You say that the
18 hydrocarbons were all natural and that the
19 identification was done through the gas
20 chromatography in order to look at the particular
21 hydrocarbons; they all lined up with organic
22 hydrocarbons, and none of the possible hydrocarbons
23 that are not associated with organic material were
24 found?

25 MR. LITTLE: Well, you know,

16

1 can't get commercial standards for the oils that
2 you'd expect from plants. GC/MS works great if
3 you're comparing the gasoline in the well relative
4 to, say, two gas stations at two corners. You've
5 got a standard here at this gas station and a
6 standard at this gas station. You can compare it
7 very easily. When you're talking about any
8 petroleum hydrocarbon that may occur in a landfill,
9 in any naturally occurring hydrocarbon, that
10 analysis of GC/MS is well suited for that, is the
11 opinion of chemists.

12 BOARDMEMBER WORK: Would it be
13 productive to take samples of eucalyptus or pine
14 needles from the site, and analyze them and compare
15 that result with what we found in the water?

16 MR. LITTLE: We did. And we provided
17 those chromatograms and the patterns. And that was
18 how we came to the conclusion the patterns matched,
19 and that data was reviewed again. We're pretty
20 confident. It's all a weight of evidence, you
21 know, because there's such a variety of vegetation
22 out there, it's hard to say. It's going to be a
23 mixture, but with the weight of evidence, the fact
24 that we don't see any groundwater monitoring wells,
25 it's only in the surface samples.

17

1 Anybody who has been out there, you can
2 smell the oil from the plants out there. This
3 stuff is trickling at low rates. There was a
4 question at the last meeting about why we didn't
5 seep at Landfill E. The flow line is a little
6 faster there. We did see some similar peaks in a
7 couple of samples, but they are below the reporting
8 limits. So we think it's there, just in lower
9 concentrations, which could be from the flow of the
10 water.

11 MS. REACKHOF: Since you've been
12 doing this for a long time, and you're a
13 professional, has something like this been seen at
14 other locations that we could say, "Hey, yeah,
15 that's happening somewhere else; these kinds of
16 oils are a result of" -- I mean, people who are in
17 the deep forest, or somewhere throughout the park
18 system where something has been found? Is there
19 another reference that we could use other than
20 this?

21 MR. LITTLE: People have done a lot
22 of standards on a variety of plant matter. They
23 haven't dealt with eucalyptus much. In my own
24 personal experience, I run across it a lot. Some
25 of the soil-gas surveys using GC/MS, you get all

19

1 require surface monitoring?

2 BOARDMEMBER WILKINS: That's a storm
3 drain. Actually, Bruce and I walked that site, and
4 also walked the site with the DOD hazard manager,
5 Mr. Thomas. The reason that there was water
6 flowing out of that drain for a long time was
7 because one of the sprinkler head lines was broken
8 on one side of the road, and the water was just
9 pooling, and it would run along the road and go on
10 the storm drain outside of the road. That's where
11 that was coming from. It is a regular full-fledged
12 culvert, and everything goes right underneath the
13 road.

14 BOARDMEMBER YOUNGKIN: Okay, thank
15 you.

16 FACILITATOR KERN: Do you know if
17 that's been fixed now?

18 BOARDMEMBER WILKINS: I don't know.
19 I haven't been up there in a while. I think the
20 reason it was suspected to be a seep is because
21 the drain empties right out into a little draw and
22 it goes right down the hill. I mean, it looks like
23 a little creek there and it's been created by this,
24 but it's coming right out of that storm drain right
25 into the road. You can see the inlet on the other

18

1 sorts of diterpenes from sage brush; it's a real
2 problem. We even did analysis out here at Building
3 950 as part of the RICRA closure. We did wood
4 samples to see if there had been leaching metals
5 from the paint, or something in the wood, or
6 contaminates in the wood. When you grind up wood
7 and you analyze it, wood is hydrocarbon; it's
8 celluloses; it gave us peaks; we have the same
9 problem. So there are so many potential sources,
10 and I'm not a chemist, but it's just different
11 things at different sites.

12 BOARDMEMBER WILKINS: And we also did
13 that elsewhere on the Presidio, at Building 1351,
14 where there was some question about a suspected
15 seep or surface flow. And I'm sure it was
16 consistent with what was found here at Fill Site 1,
17 so it's happening elsewhere on the Presidio, not
18 just there.

19 BOARDMEMBER YOUNGKIN: So there's a
20 seep, or something below on Battery/Howe Wagner.
21 And I'm still not clear as to why the seep below
22 Battery/Howe Wagner does not qualify for the
23 monitoring program, too. Could you explain the
24 rationale as to why the seep just on the other side
25 of the road from Battery/Howe Wagner would not

20

1 side and the water going in there. I suspect it's
2 fixed now; this was some time ago that it was like
3 that.

4 FACILITATOR KERN: Greg, on your
5 tests of the conduit that might go underneath, you
6 mentioned that you ran a garden hose for a full
7 day?

8 MR. LITTLE: Yes.

9 FACILITATOR KERN: And we didn't see
10 where that water came out?

11 MR. LITTLE: No, no. So who knows.
12 If it is a pipe, it could be broken. There's just
13 not enough water running long enough. A garden
14 hose isn't going to compare to winter flows, so it
15 just didn't really provide much information.

16 BOARDMEMBER WORK: One last comment.
17 I would like to show the laboratory's conclusion to
18 the EPA's technical reviewers who generated the
19 original comment. I would like to ask them if they
20 would be prepared to modify their original comments
21 based on this information?

22 MR. LITTLE: Yes. If they wanted to
23 stop by the site to get more of a big picture to
24 kind of explain the weight of evidence, it is a
25 little bit different. So we encourage any

21

1 discussion or anything, and I'll give you the
2 backup for that. Thank you.

3 FACILITATOR KERN: I think we have
4 an opportunity to go back to Item 5.A, with
5 Rosemary. Welcome. You're on our agenda for
6 Native American Discoveries.

7 MS. CAMBRA: To be very frank with
8 you, I have not received an update from the
9 National Park Service, or their archeologists, or
10 their Native American consultants. What I did
11 receive late last month was the minutes and the
12 report that Paul Sculari gave here to the Black
13 Committee. I'd like to make additions -- and I
14 know it's quite late -- to the comments that he
15 made.

16 Number one. He states that on site, at
17 Crissy Field, they have Native American monitors.
18 They are consultants to the Park; they're not
19 necessarily leaders of an aboriginal tribe to the
20 area. They're chair individuals from their own
21 individual tribes. Some of them go as far as being
22 from the Los Angeles area. They're actually flown
23 up to this area to monitor. There are some other
24 tribal chairs that are from, I would say, the
25 Monterey County, South Monterey County, and San

23

1 Now we have been very patient in wanting to
2 work out a mitigation plan with the National Park
3 Service. Obviously, they're taking their time, and
4 they feel that they don't need to acknowledge us.

5 We have no other recourse but to go into
6 Federal Court. My tribe is now preparing itself
7 for litigation. Time and time again this happens
8 to our tribe, based on the fact that we are not
9 acknowledged, and that agencies believe that they
10 can just overrule our religious and cultural rights
11 to the Bay Area.

12 I can't see the National Park Services, or
13 any agency today, as willing and wanting to
14 mitigate such a delicate issue in this area. They
15 have to be told. I've done my very best to advise
16 members of Congress that they need to pass
17 legislation. Well, I don't need to tell you where
18 Congress is at right now. But we definitely need a
19 quick remedy to our issue, especially on the
20 Presidio. We definitely need a solution. And I
21 don't believe the bureaucrats or politicians are
22 concerned enough to assist our tribe, and most of
23 all, California tribes.

24 So I have very little to report to the
25 committee, based on lack of information. Perhaps

22

1 Juan Baptista County. They serve as consultants to
2 the burial issue on Crissy Field.

3 Muwekma, my tribe that I'm the elected
4 chairwoman for, I had proposed to the National Park
5 Services that they go ahead and develop a
6 Memorandum of Understanding to mitigate the site
7 with our tribe. This was done back in July,
8 followed up in September, and we have not received
9 any sort of comment. I wanted to add these
10 comments for the record.

11 As far as the discovery of human remains out
12 there, or prehistoric artifacts, again, we have not
13 been contacted, nor have we've been asked to go out
14 and view what's been found out there. That is a
15 problem; that is a problem. It infringes on the
16 religious rights of my people. And also, the
17 National Park Service people just don't acknowledge
18 the rights of American Indians, whether they serve
19 as consultants or as leaders. That is a problem.
20 And I know that if any one of you in this room were
21 in my shoes, if it was your ancestor's remains, I'm
22 sure you'd be knocking at the door asking, why
23 aren't you being advised or consulted? Why aren't
24 you part of the decision making here? That is a
25 problem.

24

1 there is someone here from National Park Services
2 that can give me an update as to what's been
3 happening at Crissy Field. Is there anyone here
4 from the National Park Service?

5 BOARDMEMBER ULLENSVANG: I'm not
6 aware of any additional work that's any different
7 than what Paul reported on last month. And I see
8 right here you have Paul's transcript.

9 MS. CAMBRA: I guess you can agree
10 there is no MOU. And, perhaps, you can answer the
11 question. Does the National Park Service
12 solicitors plan to propose a Memorandum of
13 Agreement to mitigate the Presidio?

14 BOARDMEMBER ULLENSVANG: I'm not sure
15 of the exact status of that. Paul would be the one
16 to speak to, and I think you are in contact with
17 Paul on similar issues. It would be a good
18 question to ask him directly.

19 MS. CAMBRA: Thank you.

20 FACILITATOR KERN: Any questions for
21 Rosemary?

22 Rosemary, are you in contact with Paul?
23 Because, did you say they haven't contacted you at
24 all? Are you in contact with him?

25 MS. CAMBRA: In regards to the

25

1 findings, receiving a briefing or summary,
2 archeological summary, I have not received
3 anything. I have received the minutes. Like I
4 said, last month he sent me the minutes. He
5 wanted me to add to the minutes if I felt it needed
6 to be done.

7 The other, I do receive from the National
8 Park Service their monitoring reports, as far as
9 the individuals that are working as consultants. I
10 meant to bring a copy of the records. It doesn't
11 say anything to me about the archeological findings
12 in nature. It's kind of like a time card they are
13 submitting. It just says that they are there from
14 8:00 to 5:00 and they are watching whatever
15 activity is going on at Crissy Field, and that they
16 are communicating with the archeologist.

17 It doesn't define what they are discovering
18 at Crissy Field. It doesn't explain anything to
19 us. It's just -- again, it's a report of people's
20 time. What I'm looking for is, I want to know if
21 there are prehistoric religious artifacts, along
22 with remains. And perhaps you can ask Paul, or
23 your Park consultants for the National Park
24 Service, are there burials being discovered, and if
25 there are, why are we not being advised?

27

1 meeting I wasn't at. I'm not fully aware of
2 exactly what went on, and I think that would be
3 something to take up with Paul. I know that the
4 Park Service wants to include you as much as
5 possible.

6 MS. CAMBRA: I totally agree, but not
7 being properly informed of discovery is my
8 concern. It is not an issue; it is a religious
9 concern. It is not an issue.

10 FACILITATOR KERN: Thank you. Any
11 other questions or comments?

12 BOARDMEMBER GIRARDOT: Who owns the
13 artifacts?

14 FACILITATOR KERN: I don't really
15 know much about this. My understanding is that as
16 they're going through and doing their archeological
17 examinations, they immediately cover those up so as
18 not to disturb anything. So I don't know if there
19 is any discussion of ownership, but I don't think
20 anything is being removed, either.

21 BOARDMEMBER ULLENSVANG: I really
22 don't know if there's any recoveries going on or
23 not. That would be something you should ask Paul,
24 if there is recovery, how the ownership of that is
25 determined.

26

1 BOARDMEMBER ULLENSVANG: As far as I
2 know, there are no burials that have been
3 discovered in this work, or any religious artifacts
4 associated with burials.

5 MS. CAMBRA: Well, not necessarily
6 would artifacts be associated with burials.

7 BOARDMEMBER ULLENSVANG: My
8 understanding is more of tools that might be
9 associated with food gathering or processing of
10 food types of equipment, that's my understanding.

11 MS. CAMBRA: And given that those are
12 cultural artifacts, does Paul or National Park
13 Service believe that we should be notified and
14 educated of the finds?

15 BOARDMEMBER ULLENSVANG: I don't
16 think there is any effort to exclude you and your
17 people. I think it's working with the monitors who
18 have participated.

19 MS. CAMBRA: That's through your
20 consultants. I'm the aboriginal leader of this
21 area; there's a distinction. We're not the
22 consultants for NPS. We are the aboriginal leaders
23 of this area.

24 BOARDMEMBER ULLENSVANG: I don't want
25 to get into the details of what happened at a

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1 MR. DeCOSTA: My name is Francisco
2 DeCosta, and I'm the spokesperson for the Muwekma
3 Ohlone regarding the Presidio issue. I would like
4 to just make a comment to the Board here, the
5 Restoration Advisory Board.

6 Way back in 1912, a shell mound was found
7 here at the Presidio, and it's documented. Way
8 back in 1972, when the Army was here they found the
9 remains of an Ohlone maiden, and it's documented.
10 The documentation is at the San Francisco State
11 University.

12 Now recently, when we met with the National
13 Park Service on July the 31st, we had a meeting
14 with several tribes that were brought from a far
15 distance, as has been explained by Rosemary. Now
16 the main reason that we wanted tribes to get
17 involved with Crissy Field, our intention was to
18 have those tribes within a 50-mile radius, having
19 in mind the NAGPRA, because we feel that this is
20 very important, and it pertains to Crissy Field.

21 Now the National Park Service is a premiere
22 agency that enforces this act, and it's a federal
23 act. In fact, if we had a Memorandum of
24 Understanding we could take NAGPRA, which is the
25 Native American Grave Protection Repatriation Act,

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1 and use it to the benefit of everybody. But as I
2 mentioned to you, in 1912, they found a shell
3 mound. In 1972, they found this skeleton remains,
4 and it's documented. And very recently we found
5 artifacts, and we'll go ahead and say, human
6 remains.

7 NAGPRA clearly states that there are three
8 issues that are linked with this federally mandated
9 law. The work should stop, and this hasn't been
10 done. Now what's happening here, if we have a
11 Memorandum of Understanding we could easily resolve
12 this problem.

13 I understand very well what the role of the
14 RAB is, the Restoration Advisory Board. The most
15 important thing that the RAB is concerned on behalf
16 of the taxpayer is to see that there's a cleanup.
17 But it's also very, very important for the RAB to
18 understand that only the Muwekma Ohlone have
19 sacramonial linkage to whatever is found on Crissy
20 Field. And with all the projects that are going on
21 at Crissy Field, not once has the Muwekma Ohlone
22 been called to the table to participate in this
23 project which was over \$26 million.

24 I just heard one of the members of the RAB
25 Board say that additional funds are given for

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1 everybody. The National Park Service, they either
2 are going to begin to perform in an equitable
3 manner towards California tribes, or they're going
4 to find themselves in litigation.

5 And as a taxpayer and as an educator, it's
6 very insulting when our voice is not acknowledged
7 by the agency itself. It gives us a lot of lip
8 service. It is very slow in putting the Memorandum
9 of Understanding on the table for us. We don't
10 want to go to war.

11 We feel we are an intelligent human group,
12 that we can tell the National Park Service and the
13 solicitors, this is what we want in regards to
14 artifacts and human remains. You don't have to
15 tell us through your bureaucratic process. We know
16 what our religion is all about. We know what our
17 history is all about, what our culture is all
18 about. We're going to tell you how we want you to
19 respect us on paper. We're going to tell you.
20 We're going to make it a condition of agreement.

21 Like Francisco said, we've been dealing with
22 this since May, and I've been dealing politically
23 with this for ten years, and yet we've failed to
24 come to an agreement. And as far as I'm concerned,
25 what I face here with my people is what we've

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1 mitigation. Now these funds could be used to bring
2 the Muwekma to the table to help us in this
3 process. Somehow, there is this feeling that the
4 Muwekma Ohlone are there to sort of, you know,
5 bring about some sort of obstacle. At no time has
6 the Muwekma Ohlone come forward to bring about
7 obstacles. In fact, we went out of our way to
8 approach the Corps of Engineers to tell the Corps
9 of Engineers, "Here is the Muwekma Ohlone; we are
10 the living members, we will cooperate with you."
11 We went out of our way to meet the National Park
12 Service, hoping way back on the 5th of May to have
13 a Memorandum of Understanding. Okay, I think the
14 RAB can help us by inviting us to some of the
15 mitigation processes. Thank you.

16 FACILITATOR KERN: Thank you,
17 Francisco.

18 Just as a comment. Have you been bringing
19 these concerns to the GGNRA Commission meetings, as
20 well? That's another public input body for the
21 Park Service, directly.

22 MS. CAMBRA: No, I haven't. We spent
23 ten years talking about mitigation, the involvement
24 of tribes. I'm now involved in other matters back
25 east, and I have no time to sit here and educate

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1 learned based on our experience with the National
2 Park Service on the Presidio.

3 What I'm describing is a red apartheid. This
4 is what it is here. And I ask all of you, to
5 please, ask the National Park Service, is it true
6 that Ms. Cambra has been communicating with you for
7 over ten years? Has she been asking you to sit
8 down and develop a conditional agreement on
9 religious culture and history that affects her
10 tribe? Ask them. Ask them. Ask them to prove
11 it.

12 BOARDMEMBER YOUNG: Rosemary, my name
13 is Andrew Young. I have a genuine interest in this
14 issue. Two months ago I asked for an update on
15 this issue. For me, I would like to have a
16 permanent representative from the tribe attending
17 these meetings so that you will not be forgotten.
18 This is an open meeting. It happens every month;
19 the days are predictable. I think having a
20 physical presence would make a louder statement.
21 Just have someone here every month. If you cannot
22 make it, have someone else come in your place.

23 MS. CAMBRA: Well, I have already
24 made that arrangement, if you will, to have someone
25 here. I guess, what I'm trying to tell you, the

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1 frustration is great, and dealing with this role
2 for ten years, it hasn't changed. Even if myself
3 or another member of my tribe is here, what I sense
4 is an echoing of an old issue, and nothing is being
5 resolved here. I mean, it's not.

6 BOARDMEMBER WILKINS: Yes, Rosemary,
7 did you have an opportunity when the Park Service
8 assigned monitors to do this monitoring? And I
9 understand your distinction, that they are
10 consultants to NPS, and your tribe represents the
11 aboriginal owners, and has the aboriginal
12 connection and history to the Presidio, so at the
13 point in time, when the Park Service said, "Okay,
14 let's have these monitors from these tribes within
15 a 50-mile radius," did you not want to participant
16 in that role because your role was the
17 aboriginal ancestry here and your role was already
18 established; you didn't need to be a monitor? Is
19 that why you did say, "Oh, okay, I'll have these
20 two people be monitors"?

21 MS. CAMBRA: No. What occurred was
22 we had the meeting, and I asked the National Park
23 Service's solicitor and Washington's liaison
24 person, Patricia Parker, I asked her to define
25 who's the cultural affiliated group based on

1 NAGPRA. I asked them to define that for us,
2 define the group, the individual group that would
3 meet the federal law on repatriation. They said
4 they would. This is no definition. This was back
5 in May that we had the meeting. I have never
6 gotten a response on that.

7 The other was in July we had a meeting with
8 all the groups. The monitoring, rotating subject
9 came after I and other Indian leaders left the
10 room. It was only discussed with a selected few.
11 So I was not part of the monitoring process. I was
12 not part of the discussion, not among the tribes.
13 There was about two or three of us that left the
14 room. We had other commitments. We left the
15 meeting. We thought there wasn't going to be any
16 further discussion, because we had already asked
17 the technical, legal question, "Define the
18 culturally affiliated group of the area." They
19 said they would. But they did not state they were
20 going to have a rotating of monitors or
21 consultants.

22 BOARDMEMBER ULLENSVANG: Rosemary,
23 would you like to participate in that rotation?

24 MS. CAMBRA: Yes, yes. But I would
25 like to have the answer first, the definition of

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1 "cultural affiliated group".

2 BOARDMEMBER WILKINS: So then, if you
3 receive the answer about the cultural affiliation,
4 and if the Park Service asked you and you agreed
5 to do the monitoring, then you would actually have
6 two roles; you would fulfill two roles, I guess,
7 your rightful role of having the cultural
8 affiliation, and that being defined, and you also
9 would be serving in this consultant role to be a
10 monitor like these other tribes are doing.

11 MS. CAMBRA: Exactly. But again, we
12 would have to agree to those mitigating conditions
13 under NAGPRA, and we would have to develop an MOA
14 with the tribe.

15 FACILITATOR KERN: If you could come
16 forward and identify yourself. Thank you.

17 MS. JACKSON: I'm Espinola Jackson,
18 and I'm a liaison and spokesperson for the Muwekma
19 Ohlone Nation. We have a problem here, because you
20 are talking about the National Park Services. It
21 was not the National Park Services that did the
22 hiring of Indians from out of this area. It was
23 the National Park Association. I believe where the
24 problem is coming in is that, you, as a Board,
25 were seated to take care and make sure that cleanup

1 was done in this area. What we have here is the
2 National Park Association dictating to what
3 happened at Crissy Field.

4 The entire Crissy Field, and I will state
5 again, is sacred sites and burial grounds there.
6 The entire Crissy Field. We had asked them not to
7 dig back in May, early May. I'm quite sure some
8 of you saw it on TV when the Hass Foundation, the
9 Hass Family, whoever they are, wanted to build a
10 playground at Crissy Field. We have a problem. I
11 have a problem. If it was your people that was
12 buried, you would not want anyone putting a
13 playground over your dead ancestors.

14 Most of you are not aware, and we're not here
15 to educate you, because we've been doing it for ten
16 years to people, to try to understand the fact that
17 there's many sites, not just at Crissy Field, but
18 the entire Presidio, the entire Presidio.

19 There's lies going around; I saw it on TV.
20 They were talking about once we get back what was
21 supposedly removed by white folk in 1927. The BIA
22 removed those from the federal register. We are
23 now in the process of getting back on the federal
24 register. We requested 10 years ago, 400 acres of
25 land here at the Presidio. We wanted open space.

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1 We did not want any of the buildings, because lots
2 of other sites are there.

3 We know where we are. We met with some of
4 your members here which asked me to show them the
5 sites. We are not showing you anything. It's none
6 of your business where our sacred sites are.
7 They're all over the Presidio. The biggest problem
8 we have is that the National Park Association,
9 which is not a federal entity, making decisions to
10 what happens at Crissy Field. You should be aware
11 of that. It's not the National Park Services that
12 are paying those persons, Indians, that came from
13 other areas to monitor. We talked about that, and
14 I'm talking about the tribal council.

15 If we would go into that area to monitor what
16 they have gone on in their area, they would call
17 the sheriff and have us bodily removed. They have
18 no business. And we say like you, you have
19 Indians, like they did years ago, white folk
20 playing Indians against Indians. We are not going
21 to let that happen here in San Francisco. The
22 National Park Service knows that, and I told them.
23 So what we're going to have to do, I see now,
24 is to go to litigation, because they are not
25 following the law. They are not giving you

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1 various aspects of the Feasibility Study. We're
2 continuing work on other components not dependent
3 on the discussions, technical discussions that we
4 need to have with the state, and the schedule has
5 been impacted because we haven't had a chance to
6 meet with the state.

7 First of all, in the technical meeting update
8 we proposed a series of meetings with the state.
9 The state has not gotten back to us on the their
10 willingness to meet with the Army. Essentially, in
11 the meeting that I had with DTSC, with Romy
12 Fuentes who's not here tonight, the branch chief
13 over at DTSC, I basically explained to them that I
14 wanted an opportunity for the Army and the Corps
15 of Engineers and its consultant to meet with the
16 regulatory bodies, DTSC, the Water Board, EPA, to
17 achieve some type of understanding, technical
18 acceptability, if you will, or benchmark standard
19 of what is regulatory acceptability in terms of
20 cleanup levels, cleanup remedies, ARARs analysis,
21 all of those various components that go into the
22 Feasibility Study. And I wanted to establish that
23 benchmark before we had any further negotiations,
24 discussions, with any of the other stakeholders
25 involved in the process. That includes you all,

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1 truthful information. We have to give information
2 to Mr. Wilkins, because he wasn't told the truth.
3 The National Park Services are liars, liars, and
4 I'm telling you the truth. Thank you.

5 FACILITATOR KERN: Thank you.
6 Any more comments on this subject? Very well.
7 Moving onto to our Monthly Reports. And first,
8 we'll be hearing about the Feasibility Study RAP in
9 progress.

10 BOARDMEMBER WILKINS: Dave Wilkins,
11 I'm the program manager for the Environmental
12 Cleanup Program here for the Department of the
13 Army. I want to give a quick overview, just a
14 continuation of our monthly update on the
15 Feasibility Study.

16 As you're all familiar, that's kind of the
17 main document to examine the feasibility cleanup
18 for the majority of non-petroleum sites remaining
19 here at the Presidio.

20 Basically, these are the highlights of
21 activities that have gone on between last month and
22 today. Essentially, we have traded correspondence
23 with the State of California, actually met with
24 them, to discuss conditions for meeting with them
25 to achieve technical acceptability regarding

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1 community members, Park Service, Presidio Trust,
2 and members of the general public.

3 As of today, they have not responded to the
4 Army, except to say that they are in further
5 discussions on this matter with their management
6 in Sacramento. They haven't gotten back to us as
7 to whether or not the conditions of our meeting are
8 acceptable to them. So that's kind of where it's
9 at. Basically, it's in a state of dormancy. So
10 until we hear back from them, certain aspects of
11 the Feasibility Study can not proceed because we
12 need that regulatory understanding in order to
13 proceed.

14 Another major component of the Feasibility
15 Study is the response to comments made from last
16 year. This is probably the largest, single
17 endeavor in the project because of the number of
18 comments that we see, not only through September of
19 1997, but also supplemental comments received from
20 the RAP, submitted supplemental comment package, as
21 well as the Presidio Trust, and they submitted
22 those in the form of technical memorandum, if you
23 will. We made some progress on those, response to
24 those comments, as you can see.

25 We've also begun to prepare introductory

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1 components of the Feasibility Study. And I'm sure
2 you're all familiar with having reviewed the
3 Feasibility Study for the Public Service Health
4 Hospital area, Crissy Field RAP. There are the
5 basic standard sections, and those particular
6 components of the document are currently in
7 development, as you can see. They're going through
8 internal review with the consultant, and
9 Montgomery Watson is lead consultant for that
10 project, as well as the Corps of Engineers.

11 Another significant enhancement we are making
12 to the Feasibility Study from last year, which
13 concerns, probably, the potentially most expensive
14 cleanup activities, is on the landfills. We're
15 actually going through a process to re-estimate
16 soil volumes.

17 I think I mentioned last month that we're
18 going to use the same methodology used by the
19 Presidio Trust when they presented their
20 supplemental comments to the Army. That
21 methodology being used is topography maps and
22 analysis in topography features to determine what
23 the more accurate volumes of these landfills would
24 be. So as you can see here from the note, we
25 completed preparation of those maps and are in the

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1 meet with the State of California. There's been
2 about a six-week delay at this point. As you can
3 imagine, there's a certain amount of work you can
4 get done. There's a certain point of time when you
5 can't really do any more with this document without
6 having some type of feedback or input from the
7 regulators.

8 We're continuing to work as best we can in
9 the absence of having that feedback, but at some
10 point, we need to do that before we can move
11 forward and go on to finalize the document. So as
12 it stands right now, we're looking at about a
13 six-week delay from the schedule I presented last
14 time. So that basically puts the FS coming out,
15 probably, around January or mid February, then the
16 draft RAP coming along within that time frame, with
17 the review period following.

18 So for any of the concerns about having a
19 document coming out around the holidays, you don't
20 have to worry about that. So that is about it
21 regarding the FS.

22 BOARDMEMBER O'HARA: David, I'm a
23 little bit curious as to how you're going to use
24 the aerial photo to help you determine the
25 pre-dimensional aerial photo. How are you going to

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1 process of starting to do those volume
2 recalculations.

3 We believe that the finished product on this
4 is going to be much more accurate than what was
5 presented in the Feasibility Study, and it takes
6 into consideration the technical accuracy that was
7 brought to our attention, based on the comments
8 from the Presidio Trust and some of the other
9 stakeholders with regards to the previous
10 methodology that we used.

11 Another standard feature in the Feasibility
12 Study that we worked on this month is the
13 identification and screening of remedial
14 alternatives. Again, I'm sure that many of you are
15 familiar with their process. We're about 70
16 percent complete on that. We have reviewed the
17 various EPA and State of California guidance on
18 technologies and what's applicable. There's
19 certain types of contaminants of concern, and
20 certain types of contaminate situations with regard
21 to groundwater to soil sediment, and the like, and
22 we're making good progress with that, as well.

23 Lastly, I wanted to mention something about
24 the schedule and how it's impacted by the existing
25 state of affairs regarding our opportunities to

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1 use that to determine volumes of landfill?

2 BOARDMEMBER WILKINS: That's a good
3 question. It's rocket science, from what I
4 understand. I'm not a rocket scientist, so I can't
5 really explain. What I do know is that we have
6 access or have obtained aerial photos of the
7 Presidio before these landfills existed, and now we
8 have aerial photos of the landfills since they do
9 exist now. And there's a certain way that
10 information can be digitized with other topographic
11 information, actual surface data that's collected
12 with elevations and things like that of the
13 topography. All of that is put together. And they
14 can show those adjustments; they can show where
15 hollowed-out areas have been filled in or where
16 areas have been mounded up, that type of thing.

17 BOARDMEMBER O'HARA: So it's a
18 comparative process?

19 BOARDMEMBER WILKINS: Yes, from what
20 I understand. But specifically how it's all done,
21 I don't know.

22 BOARDMEMBER O'HARA: I didn't realize
23 it was a comparative process.

24 BOARDMEMBER HENDERSON: We also have
25 similar photos that the Trust consultant did, and

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1 they are actually stereo pairs. With stereo pairs
2 you can actually see depth on plain photos, and
3 from that point you figure out depths, things like
4 that, based on other issues.

5 BOARDMEMBER LOLLI: Do you consider
6 your projects on schedule?

7 BOARDMEMBER WILKINS: Well, for the
8 projects that are not related to the Main
9 Installation FS, most of the projects are on
10 schedule, except for the Crissy Field sites, and
11 those will be discussed in the update that the
12 Corps is going to give. Generally speaking, the
13 only reason those particular projects are on the
14 original schedule is because there was more
15 contamination than was originally anticipated, and
16 it just takes longer to get it out of the ground.

17 BOARDMEMBER LOLLI: How about
18 financing?

19 BOARDMEMBER WILKINS: So far, we
20 don't foresee any problems. Where we did run into
21 some cost overrun at Crissy Field, we were able to
22 rearrange our budget and move monies into the areas
23 of the highest priority in order to address those
24 concerns. At this point, those were the Crissy
25 Field sites. I feel very confident that we will

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1 have enough money not only to finish Crissy Field,
2 but to continue on with the other non-Main
3 Installation FS projects. We have several
4 corrective action plans that are coming out in the
5 next six to eight months, actually one that will be
6 out on the street here, the Building 1065 CAP. So
7 a lot of those projects are on schedule.

8 BOARDMEMBER LOLLI: If you do need
9 additional financing, where will it come from?

10 BOARDMEMBER WILKINS: Well, it's
11 going to come from the Department of the Army.
12 They have given me every indication that they are
13 committed to funding our budget here, especially
14 with regards to Crissy Field. In the 900s area,
15 for example, we learned during that cleanup in the
16 Building 900s area, there was a sink problem that
17 was much more extensive than what we originally
18 learned. Our consultants did an evaluation of that
19 scenario and explained that we needed another one
20 and a half million dollars. That was an unplanned
21 and unfinanced requirement. I raised that matter
22 to my management and they, essentially, are going
23 to provide that money to us. In fact, they have
24 already provided a million dollars of that. The
25 rest of it will come later on with the FY99

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1 disbursement around the middle of November. So
2 they reacted very well to that.

3 As you know, when the Army's management
4 agreed, and signed up to do the Crissy Field RAP,
5 there was an original budget of about seven and a
6 half million; that's grown to about ten million at
7 this point in time.

8 We believe that we have captured the full
9 extent of contamination at this point, and have the
10 funds to complete that project, based on the
11 schedule that you'll hear about here in a little
12 bit.

13 BOARDMEMBER LOLLI: Thank you very
14 much. Very good presentation.

15 BOARDMEMBER WORK: I have to address
16 a portion of the presentation, which appears to
17 place blame on the state for a delay in the
18 schedule. I know we won't agree on this, but just
19 for the record.

20 It is EPA's view that it is the Army's
21 request to hold exclusive meetings -- which we view
22 as a very unusual request -- that is causing the
23 state to have reservations about proceeding. The
24 state, like EPA, their view, at least, as of my
25 last communication, is that all of the stakeholders

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1 need to be involved in the discussions.

2 BOARDMEMBER WILKINS: Yes. And I
3 would say that just as a point of distinction, that
4 the Army shares that view, but we share that view
5 to be done in pieces. That, in other words, it's
6 our desire to establish a regulatory benchmark
7 standard of technical acceptability for our
8 approach, and then bring that particular position
9 to the larger group of stakeholders. If further
10 negotiations and discussions are needed to achieve
11 a final decision, or remedy, or cleanup level, or
12 whatever, that we could do that, we would entertain
13 those discussions, and we're not unwilling to do
14 that. We have no desire to exclude the other
15 stakeholders in that process.

16 It is the Army's desire, and we believe it is
17 an important one, to establish that initial
18 standard. We believe that there is a regulatory
19 acceptable approach to cleanup that is protective
20 of human health in the environment that may not be
21 acceptable to other stakeholders, including the
22 landowner, the Presidio Trust and the Park Service,
23 or to the general public at large. But knowing
24 what that standard is, and knowing what the
25 ultimate cleanup decision would be, based on

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1 interaction with these other stakeholders, is a
2 negotiation process that we believe is separate
3 from the negotiation and discussion process that we
4 need to have with the regulators.

5 So while I understand your position, I hope
6 you understand mine. We shared your position, but
7 we just shared it differently. We would rather do
8 that in pieces, kind of similar part A, and then a
9 part B, if you will.

10 BOARDMEMBER WORK: Well, our
11 philosophy is very different about that. We would
12 want the stakeholders involved from the beginning.
13 We need the input of the reuse authority so we can
14 start making calls on what's an appropriate
15 remedy.

16 The last point I want to make is that if the
17 Army were to lift its condition right now of having
18 these exclusive meetings, then the meetings can
19 proceed.

20 MS. BEST: Thank you, Michael. My
21 name is Clare Best, and I'm with DTSC. I know a
22 little bit about this issue, and I want to echo
23 what Michael said.

24 If the Army did not place these conditions on
25 the state, the meetings would not have been

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1 delayed; we would be further along with the
2 process. Currently, DTSC is taking this up with
3 our management. It's not our policy to do it this
4 way.

5 BOARDMEMBER WILKINS: So as you can
6 see, we have to see what happens with this current
7 state of affairs.

8 BOARDMEMBER YOUNGKIN: You are
9 already having two meetings a month with the
10 regulators and agencies, the RPM meeting and the
11 DTSC meeting. So this would be a third meeting
12 per month, or this is outside of that schedule?
13 Would it be a whole separate set of meetings that
14 would occur?

15 BOARDMEMBER WILKINS: Yes. We would
16 think it would need to be outside of the RPM
17 meeting or the BCT meeting, because with all of the
18 other activities going on with the petroleum
19 program and the other sites not related to the
20 Main Installation FS, and because of the specific
21 nature of the sites within the Main Installation
22 definition, these would require its own time
23 and separate day just to deal with those issues.
24 So, yes, it would essentially be a third, technical
25 meeting, if you will, on a monthly basis, or more

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1 frequently, or, maybe, once a week for a few weeks,
2 until we got through some of those issues.

3 MR. BERMAN: I just would like to
4 understand something about this impasse here, not
5 being involved, but just trying to get a very
6 rudimentary understanding.

7 I heard from Michael and EPA that they can't
8 decide on a mitigation, on what would be a
9 technically correct mitigation unless its specific
10 use is identified. And then I heard you say that
11 you can bring standards up to a level of
12 satisfaction for human health and many other
13 conditions. And those seem to be in conflict, just
14 elementary conflict. How can you say that you can
15 bring it up to a certain standard when EPA says
16 the mitigation procedure involves knowing who the
17 stakeholder is?

18 BOARDMEMBER WILKINS: Well, very
19 simply, we have received a substantial amount of
20 comments from the Presidio Trust, which, as you
21 know, is the current landowner, as well as the Park
22 Service, the previous landowner, and kind of joint
23 partner, if you will, with the Trust. We not only
24 have their comments from last year, but we have
25 about a 500-page document as a supplemental comment

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1 package on an alternative remedy analysis we got
2 from them in May.

3 It's very clear what the reuse objectives are
4 for the Presidio. Not only objectives, but what
5 the reuse plan is for almost every little parcel of
6 land here, and every single house here on the
7 Presidio. And I think that there's no question
8 about that. We didn't have that type of detailed
9 information from the GMPA k

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1 will be able to make a reasonable evaluation of our
2 approach, based on their professional judgment and
3 experience.

4 MR. BERMAN: Why doesn't that satisfy
5 EPA?

6 BOARDMEMBER WORK: Well, we've had
7 this discussion before, where the Army says, "Well,
8 the reuse of this area is known and we feel that in
9 light of this information this is the appropriate
10 remedy." Then we've had the Trust, or the Park
11 Service, in particular, because most of our
12 decision documents have been, thus far, Park
13 Service Reuse Authority areas. Then the Park
14 Service will say, "Well, that's the way you're
15 interpreting it, but we don't know where the
16 parking lot is going to be exactly; we haven't
17 defined the perimeters; it will not serve as a cap
18 for the metals that are in the soil." I mean,
19 there's an example of how we see this leading into
20 problems.

21 It just seems to us to be so much simpler to
22 just include everybody right now, so that the
23 consensus process can start now rather than going
24 through the expense of producing another FS and
25 then having to modify it again, because at that

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1 point, the reuse authority is allowed in.

2 BOARDMEMBER WILKINS: Well, as I
3 said, I would agree with the GMPA, in producing the
4 FS in 1997, that there were some difficulties and
5 some conflicts in Army interpretation with that
6 document.

7 I disagree with Michael's contention that we
8 don't have a more firm clarification of what the
9 reuse strategies are for the Presidio. I don't see
10 how you can say that with the document they
11 submitted to us in May. It's very clear, and
12 that's what we used to develop our approaches up to
13 this point. And we think that's adequate to
14 present a reasonable and what we believe to be a
15 feasible approach for cleanup levels and remedies
16 at the various sites.

17 BOARDMEMBER WORK: It does raise a
18 question that I don't see the answer to. If the
19 Army is so sure of what -- in this case, we're
20 talking about the Main Installation FS -- they
21 want, why is there a need to exclude them?

22 BOARDMEMBER WILKINS: Were not
23 excluding them.

24 BOARDMEMBER HENDERSON: I wish you
25 wouldn't say that. It's unfortunate that you're

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1 painting a picture like that.

2 BOARDMEMBER WORK: Well, I don't get
3 it, that's what I'm saying.

4 BOARDMEMBER WILKINS: Well, again,
5 you know, you can look at this however you want
6 to. I don't look at it the same way you do. The
7 way I look at it is, as I've explained, the Army
8 feels they have a right to establish and
9 understand what is the regulatory acceptable
10 standard for the cleanup levels, the cleanup
11 remedies, the risk-based cleanup approach that
12 we're presenting for these sites. These other
13 agencies are not regulators. We have their input
14 in the form of their comments we have received over
15 the course of the past year.

16 With that information, we feel that we have
17 taken into consideration all of the pertinent
18 information to propose a reasonable approach to
19 things, and once that standard is established and
20 there is still some debate as to the acceptability
21 of that with the other stakeholders, the
22 nonregulatory stakeholders, then we would attempt
23 to engage them to try to achieve some type of
24 understanding or consensus. As I said, again, we
25 are starting to establish that regulatory standard

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1 first, and that's what we're hoping to do.

2 FACILITATOR KERN: Given the time,
3 perhaps we could take this subject up after a brief
4 break.

5 BOARDMEMBER WILKINS: Well, are there
6 any other questions?

7 FACILITATOR KERN: Well, I think
8 there may be a few, and I'm just sensing it could
9 go on for a bit longer

10 (Break)

11 FACILITATOR KERN: I think there were
12 a couple of questions remaining for David.

13 BOARDMEMBER HOOPER: I just wanted to
14 ask David for more clarity on standards that you
15 are negotiating when you come to the larger
16 group, whether those proposed standards would be
17 really a point of departure, an opening point, or
18 whether you really see these as cast in concrete?

19 BOARDMEMBER WILKINS: Well, those
20 standards are just that. We believe that when you
21 do a risk-based cleanup approach that you can
22 interact with the regulatory technical staff and
23 reach a technical acceptance on what's appropriate
24 based on the risk posed by the contamination at the
25 various sites. And that's what the regulatory

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25 various sites. And that's what the regulatory

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1 BOARDMEMBER WILKINS: Well, I'm
2 smiling, because when you talk about precedent, it
3 actually brings up the point of what Michael and
4 Clare had mentioned earlier, that somehow what
5 we're proposing to the state is unusual, that it's
6 out of the ordinary, that it's not consistent with
7 what goes on at other bases. And in my opinion,
8 that's completely wrong. In fact, this goes on at
9 bases all the time.

10 I share an office with the Hamilton Program
11 Manager, and he, in fact, has meetings with the
12 regulatory agencies all the time. The land use
13 authority is not involved in those meetings. Other
14 general public stakeholders are not involved in
15 those meetings. And those persons and their
16 consultants interact with the regulators to do what
17 we're trying to do here.

18 You can ask these two gentlemen that work
19 with the Corps of Engineers that work on a lot
20 more sites than I do. This is a very standard
21 practice. And, in fact, with my other
22 contemporaries around the country, it is very
23 consistent with what they are doing. It's unusual
24 that we have not done that here at the Presidio as
25 often as we should have. Mostly with the petroleum

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1 standard is. Now beyond that, if the larger
2 community does not view those to be acceptable,
3 then we believe that's largely a regulatory
4 responsibility to understand what those concerns
5 are, and to be able to negotiate or discuss the
6 impacts of potentially changing those standards.

7 Once those standards are established, it
8 doesn't mean they can't be changed. What they do
9 is represent a standard of what's appropriate. You
10 can clean up to a standard that's appropriate, and
11 then you can clean up to some pristine standards.
12 And there's a cost to doing that. There's a
13 financial cost; there's a political cost; there are
14 all kinds of costs associated with doing that. We
15 don't feel that it is appropriate to automatically
16 jump to that final level without understanding what
17 the regulatory standard is first. So yes, there
18 would be room for negotiation and discussion once
19 the standard is set, once the standard is
20 established, but we have to established that
21 standard first.

22 BOARDMEMBER LAHREN: David, do you
23 have any precedent at some of the other Army bases
24 for having the stakeholders excluded from that A
25 set of negotiations?

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1 sites we have done that here, but with the CERCLA
2 sites we have not done that to the degree that we
3 should have. So it is the exact opposite.
4 BOARDMEMBER HENDERSON: Just to
5 clarify that a bit, I can cite sites I've worked
6 on, both federal-lease sites and state-lease sites
7 within this state and outside of the state. I know
8 that Hamilton, like David mentioned, spent many,
9 many, many hours with the agencies, DTSC and EPA.
10 Fort Ord, the exact same thing. Many, many hours
11 without all the stakeholders involved to set the
12 baseline.

13 I work at the Benicia Arsenal. I'm
14 working with the DTSC, PAO, and the Water Board.
15 And at this point we're setting technical
16 protocol. Oakland Army Base, where Romy is the
17 RPM, the exact same thing is going on. Many, many
18 meetings where the responsible party, in this case,
19 the Army, has to sit down with the regulatory
20 agencies and work out technical protocol.

21 The fact that we're excluding -- I don't like
22 that term, because we're not. We've got to set the
23 baseline first, then we bring in the stakeholders.

24 BOARDMEMBER LAHREN: So is this a
25 decision from higher up in the Army to exclude the

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1 involved. What do you envision for Part 2? That's
2 what I don't understand.

3 BOARDMEMBER WILKINS: Well, I think
4 as we go through the development of the various
5 components of the Feasibility Study, we're going to
6 achieve some type of technical acceptability on
7 human health and ecological cleanup levels on the
8 groundwater issues, on proposed remedies on the
9 alternatives that we screen for various sites.

10 I would envision that once we have achieved
11 that technical acceptability for our approach, when
12 we present those at monthly meetings, whether it be
13 at an RPM meeting, or here at the RAB meeting, that
14 RAB members would have an opportunity to understand
15 what those are.

16 Should further discussion be required, as we
17 stated at the beginning of this process, we're open
18 to attending subcommittee meetings, if necessary,
19 to provide further explanation and clarification.

20 And if after all that, the RAB, or the Park
21 Service, or the Trust, or any other general public
22 stakeholders do not find our approach to be
23 acceptable to them, then I think that there's a
24 large responsibility on the part of the regulators
25 to figure out what would be appropriate. Because,

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1 upon them heavily, and interacts with them as part
2 of doing their job. So they and the Water Board
3 are the regulatory bodies that we intend to
4 interact with.

5 MS. BEST: I just want to say one
6 more thing. I know we're not going to agree on
7 this, but it depends on what you're asked at other
8 sites. You stated that at Benicia you're not
9 meeting with the reuse people, and at other sites
10 you're not meeting with the reuse agency. Here
11 DTSC has specifically been asked that these groups,
12 the National Park Service and the Presidio Trust,
13 be part of the negotiations or the discussions
14 regarding the perimeters of the FS. Now when we
15 are specifically asked, whether it's here, El
16 Torro, Long Beach Naval Station, Fort Ord, we try
17 to accommodate the reuse agency.

18 BOARDMEMBER HENDERSON: But it's
19 within our rights to try to establish the
20 baseline.

21 MS. BEST: That's what we don't
22 understand. That's what we are looking into now.
23 Is it within your rights, or can we ask that you do
24 include these people in the process? But merely to
25 say, that at other bases it isn't done -- it's done

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1 you're going from a standard that says this is
2 what's appropriate based on a risk at this site,
3 and you're asking not only the regulatory body but
4 the Army to do something that's going to have
5 significant impacts from a variety of different
6 sources, a financial source, from a political
7 source, from the timing source of ultimate reuse if
8 the remedy takes a long time to implement, and
9 things of this nature. So all those things need to
10 be taken into consideration. And that's the point
11 in time when that would happen.

12 So if there was anyone that had an idea that
13 the Army is going to go through this process to
14 produce the FS, and then that's the first time
15 anybody sees it, no, that's not what we're talking
16 about here. Folks would have an opportunity to
17 understand what our technical approach is long
18 before the FS is published.

19 BOARDMEMBER MILLER: Would that
20 exclude, also, EPA, leave out EPA from the initial
21 discussion, as well?

22 BOARDMEMBER WILKINS: No. The EPA is
23 a regulatory body. While they don't have signature
24 authority here, they are in an advisory capacity as
25 a sister agency to the state. The state relies

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1 on a case-by-case basis.

2 FACILITATOR KERN: Another question
3 over here.

4 BOARDMEMBER HULTGREN: You mentioned
5 where there are other sites where this approach has
6 been used. What I'm wondering is on any of those
7 other sites, have you gone through the process to
8 the point of getting the regulatory agent
9 satisfied, and consulting with the reuse parties?

10 BOARDMEMBER HENDERSON: Sure,
11 Hamilton.

12 BOARDMEMBER HULTGREN: And who have
13 you consulted with, and did you make any changes to
14 the FS after consulting with them?

15 BOARDMEMBER HENDERSON: Sure, right.

16 BOARDMEMBER HULTGREN: Could you give
17 me a little more description, perhaps?

18 BOARDMEMBER HENDERSON: I can't get
19 into the details of what happened at Hamilton. I
20 know at Hamilton there were certain things that had
21 been changed as a result of other stakeholders.
22 Again, that intent was to establish that baseline
23 that the agency can enforce, and then from there
24 look and see what the public or other stakeholders
25 want, or other agencies, want. And if that works,

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21 been changed as a result of other stakeholders.
22 Again, that intent was to establish that baseline
23 that the agency can enforce, and then from there
24 look and see what the public or other stakeholders
25 want, or other agencies, want. And if that works,

1 then it's done, if there's good reasons for it.

2 Fort Ord, I know they have had some problems with
3 the public down there, but the agencies have gotten
4 back to them. I have worked at Superfund sites
5 where it was never changed based on what the public
6 wanted.

7 FACILITATOR KERN: So you're saying,
8 Roger, that even with a lot of public input
9 sometimes things are not changed, even with the
10 desires of local people?

11 BOARDMEMBER HENDERSON: Correct. And
12 again, it's variable from site to site.

13 FACILITATOR KERN: And why would the
14 Army not want to deal with local input?

15 BOARDMEMBER HENDERSON: I don't think
16 we said that we didn't.

17 FACILITATOR KERN: But you didn't
18 make changes even based on --

19 BOARDMEMBER HENDERSON: Like I have
20 said, at Hamilton there were changes made.

21 BOARDMEMBER LAHREN: Doug, do you
22 know who the community person is on the RAB at
23 Hamilton? Because, it might be interesting for
24 some of us to talk with them and find out what they
25 have to say.

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1 MS. BEST: I can find out that
2 information for you. If you just give me your
3 phone number, I'll get back to you. I'll try to
4 get back to you tomorrow.

5 FACILITATOR KERN: Any other comments
6 on this process? Now we have some of the Status
7 Reports.

8 BOARDMEMBER HANDEL: Crissy Field
9 Remedial Action. Many, or all of you, actually
10 have some information provided by IT in front of
11 you. It does go through, probably, on the third
12 page, in a rather detailed description of the
13 number of tons we've removed at each of the sites.
14 I really don't want to bother to go through those
15 details. If you're interested, you can look at
16 those and see the original quantities projected,
17 how many tons we have removed, and how many tons we
18 anticipate needing to remove before the site is
19 actually remediated.

20 Probably the biggest thing to note with all
21 that is that the scooped or original quantity
22 anticipated went from 23,000 tons to an expected or
23 anticipated quantity of 86,000 tons. So it is
24 quite a bit of growth.

25 We've completed excavation work at Fill Site

1 7, East of Mason, Building 979 area, and we believe
2 we are complete at 640 and 643. Although,
3 depending on some sample results, we may have to go
4 back and get, approximately, 25 tons, something on
5 that order.

6 We are still excavating at the Building 950,
7 where we anticipate another 4,000 to 5,000 tons of
8 material; as well, the Crissy Field Rifle
9 Institute along the shoreline where we anticipate,
10 approximately, another 4,200 tons for removal.
11 Building 924, also a firing range, we anticipate
12 approximately another 200 tons there.

13 FACILITATOR KERN: Just looking at
14 the Crissy Field Rifle Institute, that's just a
15 very large increase. Can you tell us what
16 happened?

17 BOARDMEMBER HANDEL: The original
18 quantity was estimated based on some visual
19 observations of skeet fragments at the surface. We
20 had identified the extent visually. Once we
21 started excavating we found that there was a great
22 amount of material that had been covered up. It
23 almost looked as if the material was graded at some
24 point in time. It looked as though it was spread
25 out. There's no records of what actually occurred

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1 anticipate those fences that are up right now
2 coming down? It appears from the numbers here that
3 you're coming to the end of this remediation, and
4 at that time, will the fences come down?

5 BOARDMEMBER ULLENSVANG: Most of the

6 fences that are up right now are part of the Park
7 Association's restoration project, and so there's a
8 transition going on. So the fences that are up
9 along Mason Street are primarily those from the
10 Association. If you were to drive along Mason
11 Street you'd see some interior fencing, and those
12 are what's left from the Army's work. So we're in
13 the transition period, as the restoration work does
14 close off areas at Crissy Field so they can get in
15 and work on it. And then as those areas are
16 restored and become a serviceable area, they will
17 be opened up.

18 One of the first areas will be over in the
19 DEH area. If you've driven along the new access
20 road, you'll see right in the very corner of the
21 Presidio, the shape of dunes are beginning to take
22 shape as the construction proceeds. The nursery
23 plants will be in that area pretty soon, and so
24 you'll see the very beginnings of the restoration
25 in certain areas.

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1 the closure report, and the Army Corps expects to
2 receive that from the contractor in December.
3 Probably a 60-day return to the public, 30 to 60
4 days. As Brian mentioned, the Park Service is
5 already beginning its site restoration there.

6 Next site on the list was the Nike Facility.
7 We have completed a final workplan that should be
8 distributed this week. We will be initiating
9 remedial activities late October.

10 And Building 680. We had a little bit more
11 of PCB contaminated soil to remove following
12 demolition of a shed. Excavation of the residual
13 soil sampling, excavation for confirmation samples,
14 as well as site restoration, that should all take
15 place in October with a draft closure report in
16 November.

17 Golf course petroleum site. I guess to say
18 that the Army is more or less waiting on some
19 activities by the Presidio Trust in their
20 redevelopment of the site before we can go in and
21 remove some additional soil. We've been in recent
22 communications and meetings with them, and things
23 seem to be going along pretty well with them.
24 We're anticipating a January soil removal time
25 frame.

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1 The overall project on Crissy Field is going
2 to be a significant amount of time yet. And I
3 believe the estimation is the summer of 2000, is
4 the estimated completion. There's still some time
5 involved, which includes fencing and a construction
6 site.

7 BOARDMEMBER HANDEL: We won't be
8 working until the year 2000. I have information
9 here that suggests that some of these sites will be
10 in January, and perhaps, into February,
11 specifically, the 937 site. Because of this
12 promenade reroute and having to juggle some areas
13 that we excavated, we're going to have to postpone
14 some work at the 937 site until after we completed
15 the excavation under the promenade; reroute it,
16 excavate it, rebuild it, and then we can go back
17 and finish our excavation adjacent to 937. Current
18 information indicates we won't be done completing
19 that excavation until February.

20 Most of our longer term activities are on the
21 western end of Crissy Field. That's where the
22 whole area is actually our fence and not the
23 GGNPA's fence.

24 Nothing on DEH, which has been done for some
25 time. The only thing we're working on right now is

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1 Site 207/231. My understanding is, the Draft
2 Corrective Action Plan will be available in
3 November of this year, with a final estimation of
4 January, 1999.

5 The commissary. We had completed a
6 workplan. I believe that was a distributed final,
7 and many of the stakeholders commented on that. We
8 started our field investigation, which included a
9 geophysical survey. At the present time, we have
10 postponed that investigation, probably, for six to
11 eight weeks. The reason for the postponement was
12 to redirect funds from that project to the Presidio
13 projects so we could complete the Crissy Field
14 projects. We thought they were a greater priority
15 than completing this investigation. And, I guess,
16 the anticipation, and what we're hearing from our
17 funding sources are that we'll receive funds late
18 November to backfill this, so we'll be able to
19 resume again in December.

20 MR. BERMAN: Just a minor question.
21 At one point the commissary area was identified as
22 a possible archeological site for Indian remains.
23 Is there any further information on that at all?

24 BOARDMEMBER HANDEL: As part of our
25 geophysical work, we completed some work for the

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1 National Park Service archeologist at his request.
2 That information was certainly transferred to their
3 archeologist, and I have no doubt, based on a lot
4 of interest that the Native Americans here at the
5 Presidio have provided, we will probably increase
6 some of our archeological monitoring, that type of
7 work, when we do our commissary excavation.

8 BOARDMEMBER ULLENSVANG: We had also
9 asked the Army to provide Native American
10 monitoring.

11 FACILITATOR KERN: Any other
12 questions?

13 BOARDMEMBER GIRARDOT: When you are
14 talking about these meetings that you have with the
15 Presidio Trust, are these regular meetings?

16 BOARDMEMBER HANDEL: I would say
17 they're just meetings as needed. More to
18 understand their contractor schedules.

19 BOARDMEMBER GIRARDOT: Are these
20 meetings open to the public if the public wants to
21 go? Is the public excluded?

22 MS. REACKHOF: No. Actually, I've
23 been meeting with Bruce and the golf course team
24 from Arnold Palmer to find out how we can work
25 together to get the excavation activities of the

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1 Army filled, and them working along with us as they
2 construct the clubhouse. So it is just a matter of
3 normal meetings that we have for
4 constructed-related issues.

5 BOARDMEMBER HANDEL: We're kind of at
6 a difficult place there. They are using a small
7 building for an office for their construction, as
8 well as the parking area for all the patrons. That
9 is a specific area that needs to be excavated.
10 They are currently using that area until such time
11 they can identify another one.

12 BOARDMEMBER YOUNGKIN: Bruce, have
13 you had a chance to review this Coast Guard
14 report?

15 BOARDMEMBER HANDEL: I looked at it
16 for about five minutes.

17 BOARDMEMBER YOUNGKIN: Any conclusion
18 on what applies for the rest of the cleanup, or is
19 there more investigation after this? Are they not
20 really certain?

21 BOARDMEMBER HANDEL: The conclusions
22 stated exactly what they found, and I believe, it's
23 on water samples.

24 BOARDMEMBER YOUNGKIN: So it's the
25 Coast Guard's responsibility to do further

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1 analysis?

2 BOARDMEMBER WILKINS: Whatever they
3 negotiate with the regulators.

4 FACILITATOR KERN: The next topic,
5 6.C, Remedial Project Managers Meeting.

6 The meeting did not occur today. The meeting
7 was canceled. I have a comment about cancellation
8 of the meeting, but I can withhold that if anybody
9 else has any comments about that.

10 My comment is these are sort of a regular
11 ongoing opportunity to communicate our concerns to
12 the Army, as well as them sharing plans with a
13 variety of the stakeholders. I would encourage the
14 Army to continue to have those meetings. If you
15 would like more directed input on agenda items, we
16 would certainly provide that. We haven't really in
17 the past, mostly because it's been your meeting,
18 basically, as far as the agenda. I think we got
19 the notice of it late, the cancelation of it fairly
20 late, so I don't know if you know that some people
21 actually showed up to the meeting because it was
22 canceled so late.

23 I understand the BCT meeting was also
24 canceled. These are opportunities for regulators
25 and various stakeholders to give input about their

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1 opinion, also, to Jim Meadows, and have shown him
2 all the backup for that. Their concerns are also
3 the same. Processes seem to be stopping, and no
4 meetings seem to be happening, and I think they
5 would be looking to put a letter in on that.

6 FACILITATOR KERN: Any other comments
7 on that? No. 7, Review of Action Items and
8 November Agenda Items. Anybody have anything at
9 this time? Otherwise, we can get those to Mark, so
10 we can have input on the agenda. Any other
11 announcements any or items?

12 Thanks to everyone for attending tonight.
13 Meeting adjourned.

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REPORTER'S CERTIFICATE

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10 I, Elizabeth Valstad, do hereby certify that
11 the foregoing is a true and correct statement of
12 the testimony and proceedings had in the
13 within-entitled matter and that the same is a full,
14 true and correct transcription of the shorthand
15 notes as taken by me in said matter.

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17
18 Dated: At San Francisco, California this
19 _____ day of _____, 1998

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23 _____
24 Elizabeth Valstad
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7 RESTORATION ADVISORY BOARD MEETING
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THE RESTORATION ADVISORY BOARD

TUESDAY, NOVEMBER 10, 1998

HELD AT

135 FISHER LOOP

GOLDEN GATE CLUB

PRESIDIO OF SAN FRANCISCO, CALIFORNIA

7:00 P.M.

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

CERTIFIED COPY

CLARK REPORTING

2161 SHATTUCK AVENUE,

SUITE 201, BERKELEY, CA 94704

(510) 486-0700

RESTORATION ADVISORY BOARD MEETING
CLARK REPORTING (510) 486-0700

FACILITATOR KERN: Good evening,
everyone. This is the November meeting of the
Presidio San Francisco Restoration Advisory Board.
I'd like to welcome the Army and their contractors
tonight, members of the regulatory community, RAB
community members, people from the City, and any
members of the public to hear the topics that we're
talking about at tonight's meeting.

Has everyone had a chance to get a copy of
tonight's agenda? Are there any changes or
additions to tonight's agenda? Any announcements?
Old business? We're on No. 4, the Committee
Reports.

BOARDMEMBER YOUNGKIN: I missed the
committee meeting this month. I believe Julie
volunteered to give the report.

BOARDMEMBER CHEEVER: Well, we had
our meeting on October 27th, at the Presidio
Alliance Building, and we discussed several topics,
as usual. One was an update on Crissy Field. I
guess things are happening so quickly at Crissy
Field, and one advantage of the committee is you
get an update every two weeks, combined with the
update that you get here at the RAB.

We also talked to the regulatory

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(COMMUNITY AND TECHNICAL)

SAUL BLOOM

JOHN BUCK

ED CALLANAN

JULIA CHEEVER

ROMY FUENTES

ARLEEN GEMMIL

BRUCE HANDEL

MOLLY HOOPER

JULIAN HULTGREN

DOUG KERN

BRUCE MCKLEROF

SCOTT MILLER

JAN MONAGHAN

PETER O'HARA

SHARRON REACHKOF

ELEANOR ROMAN

BRIAN ULLENSVANG

DAVID WILKINS

MARK YOUNGKIN

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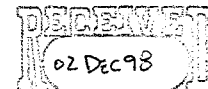
representatives there, and got an update on what's
happening with lead and hexavalent chromium.

We continued to talk about the possibility of
a TAPP grant, so that's still in the works.

The thing we spent the most time on is the
subject that's a pressing concern to us on the RAB
right now, which is the Feasibility Study RAB
process for the Main Installation, which, of
course, we've been thinking about for quite a
while, since we submitted our comments in September
of 1997. So we talked about where things were
there as far as we know.

One thing that happened recently, the State
Department of Toxic Substances had written a letter
to the Army expressing concern about the plan to
start the discussion process with only
representatives of regulatory agencies, and not
with representatives of the Park Service, the
Trust, and RAB until later. And in addition, we
learned that the Trust and the Park Service had
also written a joint letter expressing concern.
And we, at the Main Installation Committee, also
felt concern about this, and we talked about our
writing a letter as well, just to get our views on
the record.

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At the meeting we went over a draft of our proposed letter, and I have copies of it tonight, which I'd like to pass around. We want to emphasize that it's still a draft. We would be delighted to see if anybody has any initial comments on it now; if we feel ready to give it a stamp of approval now, or if the committee should work on it more. We can circulate it by Email, as we've done with many other documents in the past. Perhaps, after we've had a minute to look at it, we can discuss what we think of it, how to proceed with it.

Does anyone have any thoughts? Any members of the community part of the RAB have any thoughts on this letter? We don't have a quorum, so I don't think we can vote to send it right now.

BOARDMEMBER HOOPER: My understanding is that the National Contingency Plan requires community involvement and support for the course of action; that would be an important paragraph to put in this letter.

BOARDMEMBER BLOOM: I would suggest that you might want to "cc" Tony Landis and Stan Philippe. Tony is Stan's boss, and Stan is the head of the Office of Federal Facilities for the

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on consideration from other stakeholders, then we're willing to have that negotiation.

BOARDMEMBER O'HARA: Can you explain why you wouldn't want the RAB and/or the other stakeholders in the discussion with the regulators as to what the baseline should be?

BOARDMEMBER WILKINS: Well, because I think that when you're evaluating remedies and feasibility of those remedies, that there are technical issues that are involved with that, and those technical issues are ones where we've hired experts to develop and propose, and the regulatory agencies have staff of technical experts to evaluate whether or not what we're doing makes sense from an engineering standpoint and scientific standpoint, that type of thing. Those types of decisions or determinations, of whether our particular approach is acceptable or meets within the regulations, should fall within the authority of the regulators.

The other stakeholders here at the Presidio are not regulatory agencies. They are not versed in the regulations; they're not experts in the regulations, and in many cases, they don't have the technical expertise to make those determinations,

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1 State of California.

2 BOARDMEMBER WILKINS: On the issue
3 about the National Contingency Plan, there are nine
4 criteria that must be measured against your
5 proposed remedies, and one of those includes
6 community acceptance. And then the State of
7 California has their version of these nine
8 criteria; actually, I think it's six, essentially
9 saying the same thing. So yes, that's a component
10 of the National Contingency plan, as she stated;
11 that's correct.

12 BOARDMEMBER O'HARA: So is the
13 position that the Army is taking, with respect to
14 the involvement of the RAB, in conformance with
15 that, or is it acting outside those criteria?

16 BOARDMEMBER WILKINS: We believe that
17 the strategy that we're proposing does conform with
18 the NCP, because we're not seeking to make the
19 cleanup decision with the regulatory agencies.
20 We're seeking to establish a regulatory standard or
21 benchmark, or to understand if our particular
22 approach is technically acceptable. And
23 afterwards, we have the intention of involving the
24 other stakeholders, and if it is determined that
25 the regulatory standards should be modified, based

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1 but the regulatory agencies do. The other
2 stakeholders have valuable input to the process,
3 and it's the Army's opinion, that comes
4 afterwards.

5 BOARDMEMBER BLOOM: Well, I would,
6 obviously, beg to differ with regard to the
7 expertise around the table, familiarity with
8 regulations, and whatnot. My concern doesn't lay
9 with the NCP, and whether or not this falls within
10 the NCP, because there are colorful arguments each
11 way.

12 I think our concern is, when do we get a
13 chance to look at these new standards? I don't
14 know; from what I understand, we haven't seen any
15 technical data to backup any of these discussions.
16 And that's what I'm concerned about, is seeing the
17 technical data that supports the proposal from the
18 Army. I think there is enough skill around the
19 table. Certainly, the RAB does have access to
20 additional expertise to look at the proposal and
21 analyze the proposal.

22 The bottom line is that the state decides to
23 agree with the Army, and we don't concur. We have
24 recourse to challenge that anyway. So that's a
25 fundamental right that we have as community

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1 members. So that's where I think the rubber hits
2 the rubber, Dave. You propose something, and the
3 agency agrees with you, and our staff and our
4 technical people disagree; we challenge it. It may
5 end up like Fort Ord, where the Army just signed a
6 consent degree where the UXO Sheet was not supposed
7 to be included in the remedial investigation, in
8 the Feasibility Study, and the Army just lost big
9 time on that. So we can do it a number of
10 different ways.

11 BOARDMEMBER O'HARA: I'm somewhat
12 concerned, David, because we'll not be getting any
13 input, directly, for your baseline standard from
14 the people that are left with, or have the ultimate
15 responsibility for the property itself, and the use
16 of the property. And I think that you can talk
17 about baseline standards, but doing it in a vacuum
18 without input from individuals who will be
19 operating the property and giving their opinion as
20 to what levels of cleanup are acceptable,
21 notwithstanding the technical expertise that you
22 have available to you; they're your technicians.

23 I would suggest very strongly that it's
24 really in the Army's best interest to have input
25 from the stakeholders, all of the stakeholders, to

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1 is the appropriate thing to do with the landfills
2 at the Presidio, since they do that for landfills
3 all over the State of California. And whatever
4 rule the Water Board may plan to give their input,
5 as well. That's their job. They should be able to
6 give us that regulatory guidance, and to understand
7 what are the regulations that we need to meet with
8 regards to our cleanup.

9 At the end of that scenario, that
10 hypothetical scenario, if the landowners have this
11 right to have their input come in and say, "Well,
12 notwithstanding these regulations, here are our
13 concerns related to the landfills." And that
14 results in some negotiation beyond the standards,
15 the minimum standards, of what must be done based on
16 the regulations, then that's what we do, we
17 negotiate at that point. But we can reach an
18 understanding from the regulatory standpoint what
19 that initial standard is. What do the regulations
20 say we should do? And then we have to negotiate
21 something beyond that, then we do that.

22 BOARDMEMBER O'HARA: My sense, David,
23 is that the Trust may want their own experts
24 available for the process of determining the
25 baseline at the time that you are discussing these

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1 formulate your baseline. I would think that the
2 stakeholders have that right. And my sense is the
3 Army is leaving itself open for a tremendous amount
4 of criticism.

5 As a practical matter, I can understand why
6 you would want to speed this process up, but
7 realistic speaking, I think you're leaving yourself
8 wide open, and you're denying those people who have
9 the responsibility for oversight; like the RAB
10 does, or the Trust, or the Department of the

11 Interior; it's their property. My sense is they
12 have a right to generate input for your baseline.

13 BOARDMEMBER WILKINS: Well, you're
14 right, I agree that they have that right. And in
15 our opinion, what we're talking about with our
16 strategy, we're not denying them that right. What
17 we're doing is asking the regulators to do their
18 job and to regulate. For example, the regulations
19 that govern landfills. Do you know anything about
20 the regulations that govern landfills? Perhaps
21 not, perhaps you do.

22 The Integrated Waste Management Board, which
23 is a subagency of DTSC, is the agency that has
24 regulatory oversight of landfill issues. We expect
25 to get an understanding from that agency, and what

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1 matters with the regulators. And there could very
2 well be a difference of opinion at the time of --
3 between an expert hired by the Trust, or anybody
4 else that's a stakeholder, and the regulators in
5 establishing the baseline.

6 BOARDMEMBER WILKINS: Well, that may
7 very well be true. But in our opinion, that step
8 shouldn't happen until after the regulators do
9 their job and regulate. If that were the case,
10 then what would we need regulators for? We
11 wouldn't need them. They shouldn't have any
12 oversight if they're not going to regulate or
13 perform their duty to regulate.

14 BOARDMEMBER O'HARA: I understand.
15 But the regulators are operating with what kind of
16 standard to begin with? It seems to me, that the
17 owners of the property are the best individuals or
18 the best groups to make a determination of what the
19 use will be and what the acceptable levels of
20 cleanup are at the time that baseline standards are
21 being set, not after they've been set and then have
22 to argue them.

23 BOARDMEMBER WILKINS: Well, again,
24 we're not talking about making a decision, we are
25 establishing what the regulatory standard is, and

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there's a difference. I think the decision is something that's negotiable. I think the regulatory standard is something that's set forth in the regulations, and also based on the expertise of the regulatory staff to determine what that standard is.

BOARDMEMBER CHEEVER: Well, I think one point that's worth remembering is that the DTSC itself has expressed concerns about this process. So our view at the Main Installation Committee is that we would like to get our views on the record, along with those of the DTSC, the Trust, and the Park Service.

BOARDMEMBER WILKINS: You're welcome to do that.

BOARDMEMBER CHEEVER: I think what I'd like to proposed, unless anybody has more comments, is that the Main Installation Committee expeditiously sent out a draft tonight by Email and other methods, and that we encourage people to decide if they would like to add their names, and then try to send it in as quickly as we can.

BOARDMEMBER O'HARA: Could I ask if the Park Service or Trust has any comment?

MS. REACHKOF: Well, we have

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BOARDMEMBER BLOOM: I just wanted to dovetail on something else. There will be a chance in December to talk with DTSC about this in Sacramento. The National RAB Caucus is trying to get together with DTSC folks to bring RAB people up to Sacramento and have a discussion with them about a wide variety of similar issues that are going on at Mare Island and other locations, so we can see whether or not we can get some alternative action. It appears as though there's a lot of pressure at a variety of installations to come to agreements in this next period of time for a number of reasons. There's some speculation about the change in the governorship and the legislature. The negotiation process is ripening, in terms of the transfer at other installations, and so I think community folks around the state are deeply concerned about the way folks are increasingly cut out of the process.

FACILITATOR KERN: Anything else?
Any other comments for Julie?

BOARDMEMBER CHEEVER: I think it's important to mention that the next committee meeting is Tuesday, November 24th, very close to Thanksgiving. The meeting will be at the Presidio 25 Alliance Building 563, and I encourage all the RAB

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1 consistently stated that we wanted to see a
2 consensus process, and Park Service and the Trust
3 have recently -- which the RAB should have received
4 -- issued a letter in support of DTSC and EPA
5 stating that they wouldn't only want to meet, they
6 didn't want to meet separately with the Army, that
7 they wanted to meet as a unified front in
8 supporting the regulatory agencies. So we have
9 gone on record and said that for our stand.

BOARDMEMBER O'HARA: Is there a line
11 in the sand developing here, or how does this move
12 forward?

BOARDMEMBER WILKINS: At this point,
14 Army management is going to meet with DTSC
15 management by conference call on Thursday in an
16 effort to try and resolve this stalemate; so that's
17 the next step within the management chain in terms
18 of a way to resolve this.

All the opinions that have been presented
20 here in the last few minutes are the same opinions
21 that have been presented for the last 90 days,
22 essentially. We're kind of going around in circles
23 on that matter.

BOARDMEMBER O'HARA: Okay, thank
25 you.

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1 members, and anyone else who's interested, to
2 come. It's a very good chance to talk about issues
3 in more depth, and to informally ask questions of
4 representatives and the regulatory agencies.

BOARDMEMBER YOUNGKIN: Also, the
6 December meeting is usually moved up one week to
7 avoid conflict with Christmas week, so that would
8 make the December committee meeting on December
9 15th.

FACILITATOR KERN: No. 5, discussion
11 of the EPA Lead Rule.

BOARDMEMBER BLOOM: I have some
13 material here that I brought for the RAB.
14 What is going on is, EPA is in the process of
15 setting the standard for lead-base paint hazards
16 under the Toxic Substances Control Act. A number
17 of us have a substantial amount of concern about
18 this regulation, proposed regulation.

The standard that they are calling for is
20 2000 parts per million. Current guidelines call
21 for cleanup or institutional controls when soil
22 concentrations reach 400 parts per million where
23 children play.

Since this is a rather significant leap in
25 the allowable levels of lead in soil, the EPA did a

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1 number of things that we have quite a bit of
2 concern about with regards to the promulgation of
3 this new standard to abandon its best health-base
4 model for lead exposure, which is something called
5 the Integrated Environmental Uptake and Biokenetic
6 Model.

7 It substituted cost-benefited analysis,
8 coming to the opinion that it's too expensive to
9 protect somewhere in the order of 68,000 children a
10 year in the next 50 years from exposures to levels
11 of lead that can cause brain damage.

12 This is going to be most significant in two
13 areas. One is on federal property, because the
14 feds are the only ones under this process; they're
15 required to abate. And two, it's going to have a
16 significant impact on communities of color and the
17 poor, obviously.

18 So there is going to be a hearing, Friday,
19 December 4, at the Grand Hyatt in San Francisco, at
20 Union Square. The hearing begins at 9:00 in the
21 morning and goes to 2:30. That's a public
22 workshop, the EPA calls it. They're going to have
23 a number of experts talking about their
24 perspectives on lead hazards. One of my staff
25 people is going to be participating in one of the

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1 So, for example, 2000 parts per million.
2 It's just the average of what you would find in a
3 backyard. You could have 10,000 parts per million
4 in one portion of the backyard, and there's 700 on
5 the other side, that would average the whole
6 thing. And so you can come out with areas where
7 kids play that would be quite substantially
8 dangerous to those kids. And the EPA does, even in
9 its own material, admit this would cause
10 substantial damage to children over time. So it's
11 a rather significant departure from their past
12 points of view.

13 This was negotiated during the entire time
14 RAB members were talking to their various base
15 environmental coordinators about the status of the
16 lead negotiations. The Department of the Army had
17 two people participating in the actual working
18 group that was discussing the amendment to the
19 Toxic Substances Control, or the setting of the
20 standard of the Toxic Substances Control Act,
21 during this entire time, and we haven't heard much
22 from the military about it.

23 The Department of the Air Force is a prime
24 mover in this, as well. And there was the general
25 feeling presented by a number of the people in the

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1 panels on this.

2 From 3:30 to 5:00 there's going to be public
3 comment; then a short dinner break. Then from 6:00
4 to 9:00, there's going to be public comment.

5 We're working with a coalition of
6 organizations on this issue, and we are going to
7 generate a significant amount of public comment.
8 We encourage all the RAB members to take a look at
9 the proposed standard, take a look at our
10 comments. Mark has generously uploaded the full
11 text, approximately 27 pages of comment on the
12 website; we're very grateful for that. It's also
13 available on the Rural Alliance for Military
14 Accountability website; accutec.com. Mark's is a
15 fairly easy one to access. There's a lively debate
16 going on at the Senate for Public Environmental
17 Oversight, discussion on that, as well.

18 But all of us are deeply concerned about what
19 the standard does, particularly, for installations
20 like the Presidio. We are concerned that what this
21 regulation does, is it ultimately regulates away
22 all the agreements that we've been able to
23 negotiate on various bases with regard to
24 residential lead cleanup, since it averages the
25 levels of lead allowable in backyards.

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1 military that it was an unfair standard that the
2 federal facilities were the only ones that would
3 have to comply with lead remediation; therefore,
4 they were not having to do anything that industry
5 does not have to do. On the other hand, they are
6 the federal government, and one would assume that
7 they would rise to a higher standard. I think
8 we've been disappointed with those standards.

9 I just want to point out, that the way the
10 packet is organized, you have a fact sheet in the
11 front, and the next thing is the Army Guidance for
12 Lead-based Paint Hazard Management.

13 Now I want to stress that the public comment
14 period has been extended to December 30th.
15 Nevertheless, when you look at this August 14,
16 1998, DOD Standard, or Army Guidelines for
17 Implementing, you see, in fact, that the Army is
18 having a case of premature implementation. For the
19 first time I've ever seen it, they're actually
20 moving ahead quite aggressively to comply with this
21 regulation, even before it's actually finalized.
22 And you can see on Page 4 of 4, Item 3, "Abate
23 lead-based paint hazards in paint, dust and bare
24 soil in accordance with the HUD Guidelines,
25 (reference a) in addition, the MACOM or transferee

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1 will abate bare soil with lead levels higher than
2 2000 parts per million." So people are actually
3 moving to implement this now as we speak, even
4 though it is not finalized with the current
5 guidance, which is 400 parts per million.

6 The last page is an article in a science
7 magazine that was produced by a pediatrician from
8 the Children's Medical Hospital Center in
9 Cincinnati, Ohio. It's a very well written
10 article, and I would encourage everybody to read
11 it.

12 Please, come to the hearings. This is your
13 opportunity. This is one of the RABs that have
14 done some of the most work on lead issues, and
15 folks have spent a lot of time looking at this
16 issue. I would really encourage you to come out to
17 the hearing and speak. One of the things that
18 you'll need to do is register in advance for the
19 hearing; the information on the back of the flyer
20 will let you know where to go and who to call for
21 preserving a slot for speaking.

22 BOARDMEMBER HOOPER: What is the
23 projected figure for cleanup on current standards?

24 BOARDMEMBER BLOOM: Well, that's kind
25 of funky. Our economist/planner has gone all over

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1 BOARDMEMBER HOOPER: Tell me a little
2 bit more about the 50-year limit.

3 BOARDMEMBER BLOOM: As people move
4 out of apartments, as they discover buildings with
5 lead hazards, you abate them when there are
6 children that are sensitive-receptor age that can
7 be exposed to the problem. So the 50-year time
8 line is basically the time line that they're
9 looking at in terms of total abatement for these
10 problems.

11 It's not just lead in soil. The rule deals
12 with lead in paint, lead dust, lead hazard on bare
13 floors. It does not deal with lead hazards in
14 carpeting, which we think is an important issue
15 that we need to deal with. There are other issues
16 about how lead in paint is counted. We're not
17 clear as to whether or not they're looking at lead
18 wearing off staircases that were painted with lead
19 paint and then carried around the house. And while
20 this may seem like minutiae, this is fairly
21 important minutiae.

22 EPA does say that children exposed to this
23 level of lead will have significant problems. In
24 fact, the 400 parts per million threshold, you are
25 already seeing impacts of lead contamination in the

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1 those numbers, and the number that we basically see
2 right now will come out to meet the kind of
3 guidelines that would come out to cost about \$48
4 per child in the affected communities. But we
5 don't have enough money for that, according to the
6 Environmental Protection Agency. The total number
7 is somewhere around \$100 billion, but that's spent
8 over 50 years, and so the actual annualized cost is
9 quite low. And when you compare it with the cost
10 of providing health care, remedial education, and a
11 wide variety of other services required for
12 children that have been harmed by lead, we believe
13 that the cost analyses did not include those kinds
14 of data points, and we're very concerned about it.
15 We brought all the models, many times -- in fact, I
16 just left my staff and they were rerunning those
17 models -- to establish what would be a reasonable
18 level.

19 Arc is also developing a counter proposal,
20 and we expect to have that counter proposal
21 endorsed by the majority of the environmental
22 public health organizations in the United States by
23 the end of the public comment period. And if we
24 have to go to Congress for an amendment to fight
25 this back, we will.

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1 body. Even the current guidelines are not as
2 protective.

3 California -- and Romy can correct me if I am
4 wrong -- is looking at 350 parts per million in
5 some situations as an exposure of levels. The
6 State of California also considers levels of
7 concentrations of lead in soil at 1000 parts per
8 million to be hazardous materials.

9 BOARDMEMBER FUENTES: You're correct
10 in saying our screening level is lower than the
11 EPA's, which is 400 parts per million. This is
12 just a screening number, not a final cleanup
13 number. I think we kind of develop a number that
14 is based on residential, which is 400 parts per
15 million. The 1000 parts per million is defined as
16 hazardous for disposal under Title 22.

17 BOARDMEMBER BLOOM: So as you can
18 see, the State of California has quite a different
19 point of view about the impacts of this. And of
20 course, again, let's be really clear about who's
21 going to get hurt; it's going to be the poor; it's
22 going to be people of color; it's going to be
23 people in Bayview; it's going to be people in West
24 Oakland; people in East Oakland; people in
25 Richmond, and people who move onto federal

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1 facilities.

2 BOARDMEMBER O'HARA: On the cover
3 page there's statistics that I don't quite
4 understand. It's Paragraph 5, on the cover page.
5 It says: "Eighteen to 25 homes have lead in excess
6 of the proposed standards exposing 48,000 to 68,000
7 children per year to harm." How do you tie those
8 two numbers together?

9 BOARDMEMBER BLOOM: Well, that comes
10 out of EPA's own information. And that's based on
11 pre 1960 housing, as I understand it.

12 BOARDMEMBER O'HARA: I understand,
13 Saul. But your 25 billion homes have in excess of
14 the proposed standards, exposing only 48,000 to
15 68,000 children?

16 BOARDMEMBER BLOOM: That's right,
17 because they're assuming that there's going to be
18 abatement above the 2000 parts per million limit.
19 Those homes that have lead in them excess 2000
20 parts per million, there will be some abatement
21 going on.

22 BOARDMEMBER YOUNGKIN: You're saying
23 there should be more children, right?

24 BOARDMEMBER O'HARA: Well, my sense
25 is that one percent of 25 million homes is 250,000

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1 and our numbers have been peer reviewed several
2 times already, so we're fairly confident.

3 BOARDMEMBER O'HARA: This just needs
4 further explanation.

5 BOARDMEMBER BLOOM: No, I appreciate
6 that. We'll include a footnote in there and make
7 it clearer.

8 FACILITATOR KERN: Other comments?

9 BOARDMEMBER CHEEVER: Do these
10 standards apply only to federal facilities?

11 BOARDMEMBER BLOOM: No, but federal
12 facilities are the ones that are required to abate,
13 everything else is voluntary.

14 BOARDMEMBER CHEEVER: So a lot of
15 these statistics apply to all?

16 BOARDMEMBER BLOOM: That's right.
17 That's what's been so difficult in working these
18 numbers, they went on this lovely fishing trip for
19 data, and they through out data they didn't like.

20 For example, the IEUBK model, which has been
21 thoroughly peer reviewed and is the accepted
22 national model for assessing these health risks
23 under lead, they substituted what they call the
24 empirical model, which is something that has not
25 been peer reviewed, something that they developed

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1 homes. Of the 25 million homes, what percentage
2 that have the lead in excess of proposed standards
3 have children in them?

4 BOARDMEMBER BLOOM: That's what we're
5 not clear about. There's an assumption that EPA
6 used the model that we're using.

7 BOARDMEMBER O'HARA: I mean, it seems
8 ludicrous to use these kinds of statistics. I
9 mean, you either are vastly overstating the number
10 of homes that have lead in excess of proposed
11 standards, or you are greatly underestimating the
12 number of children that will be affected.

13 BOARDMEMBER BLOOM: I can't speak to
14 the numbers that we're getting from the
15 Environmental Protection Agency. The 25 million
16 number --

17 BOARDMEMBER O'HARA: I would suggest
18 that in any further discussion on these statistics,
19 is that you need to footnote this; it looks
20 ridiculous.

21 BOARDMEMBER BLOOM: I appreciate
22 that. You are welcome to find the technical
23 background on this on our site, and you will see
24 where the numbers are coming from. We have had two
25 staff scientists go over this and a risk assessor,

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1 out of old cloth. We are deeply concerned about
2 this.

3 In fact, there is a division within EPA about
4 this. The TSCA side of the house is having words
5 with the CERCLA side of the house, and neither one
6 of them is basically agreeing on whether or not --
7 in fact, when this first -- well, basically, we
8 first notified people about this during the Federal
9 Facilities Conference in Reno, that EPA was having
10 last month. And half the folks from EPA came up
11 and said, "Oh, great job, we're really glad you're
12 on it." The other half came up and said, "Are you
13 crazy?"

14 So go to the hearing, listen to what people
15 are going to say, read the material on the Net,
16 form your own opinions. You have had enough
17 experience evaluating lead at this site to go ahead
18 and make an educated assumption about what this is
19 going to mean to this facility and your community.

20 BOARDMEMBER WILKINS: To correct
21 something that Saul previously stated about the
22 Army Guidance, it was based on this EPA Toxic
23 Substance Control Act, Section 403 Rule. The Army
24 guidance has been revoked until further notice.

25 BOARDMEMBER BLOOM: Well, I'm glad to

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1 hear that, we haven't heard that. I was asking at
2 the Oakland Army Base RAB meeting, as to whether or
3 not that had changed, so I'm glad to hear that.

4 FACILITATOR KERN: Any other comments
5 on this item? RPM meeting.

6 BOARDMEMBER YOUNGKIN: Review of the
7 RPM meeting today. It was a lengthy meeting, we
8 had 13 or 14 topics.

9 Topic one was comment and responses on the
0 Chrome 6 Investigation Workplan. The workplan is
1 out to investigate for the natural occurrence of
2 chrome 6 and groundwater in the upland portions of
3 the Presidio. The comments have been received by
4 the Army from the agencies. I believe Marvin
5 summarized that today.

6 The three main comments were the comments
7 about the geophysical methods used to determine
8 where the fractures are. There was some
9 disagreement about which methods would locate the
0 fractures in the bedrock; protocols for leaching
1 tests on the samples, and comments about the
2 appropriateness of isotope studies to analysis the
3 chrome 6. So these were pretty technical
4 discussions.

5 Results of the well sampling at the golf

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1 Four. The topic of Native American
2 monitoring during the Army's upcoming commissary
3 investigation.

4 Basically, the NPS has sent a letter to the
5 Army -- would you like to explain this, Brian?

6 BOARDMEMBER ULLENSVANG: The Army is
7 planning to do investigation in the general area of
8 the Presidio commissary. In that same area is one
9 of the prehistoric sites of the Presidio, and the
10 Park Service has requested that the Army provide,
11 in addition to archeological monitoring, monitoring
12 of the work by Native American organizations. And
13 the Army, at this point, is refusing to do that
14 monitoring.

15 BOARDMEMBER YOUNGKIN: And there was
16 discussion by the Army that the existing protocols
17 are already being implemented by the Army, and they
18 feel that it's the Park Service's responsibility to
19 provide these monitors. So there's a disagreement
20 between the parties as to who will pay for the
21 monitors.

22 BOARDMEMBER O'HARA: Are there not
23 monitors provided for at this point?

24 BOARDMEMBER ULLENSVANG: For the
25 Crissy Field work, the Parks Association is paying

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1 course. I guess there have been samples taken at
2 the golf course, and there has been well sampling
3 at Tennessee Hollow for chrome in groundwater.
4 There's a meeting coming up in December to discuss
5 the results of these new data and comments. The
6 whole process is still under way. It's basically
7 under funded. They are requesting funding for this
8 process. The chrome 6 investigation process has
9 grown, and has now become its own funding topic,
10 and they're requesting funding to go ahead and
11 complete this work. They're not anticipating the
12 work to start until January. It will be three or
13 four months after when a report comes out, so we're
14 looking at the beginning of summer before results
15 of this investigation are produced. Any questions
16 about that?

17 Number two, Revised FS Report Status Update.
18 David, you're going to give a report on this,
19 right?

20 BOARDMEMBER WILKINS: Yes.

21 BOARDMEMBER YOUNGKIN: We can skip
22 over that for now.

23 Three. Revised response to comments on FS
24 report status update. David, you're going to talk
25 about that, too, so we can skip over that.

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1 monitors for the areas of interests. And there is
2 a standard that the Park Service is proposing for
3 work in sensitive areas, and because of the
4 location and the nature of the work with the
5 commissary investigation, we believe it would be
6 consistent and appropriate for the Army -- since
7 they are doing the work -- to also provide that
8 Native American monitoring.

9 BOARDMEMBER O'HARA: Is the
10 commissary outside the jurisdiction of the Park
11 Service?

12 BOARDMEMBER ULLENSVANG: No.

13 BOARDMEMBER O'HARA: Well, what am I
14 missing here? The Park Service is paying for
15 monitoring at this point?

16 BOARDMEMBER ULLENSVANG: No. Right
17 now there is no work going on at the commissary,
18 yet.

19 BOARDMEMBER O'HARA: For Crissy
20 Field?

21 BOARDMEMBER ULLENSVANG: Crissy
22 Field. The Parks Association, who is doing the
23 work, is paying for the monitoring. At the
24 commissary investigation, where the Army will be
25 doing the investigation, we requested that the Army

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1 pay for the monitoring during their work.

2 MS. JACKSON: I think it was stated
3 at the last month's meeting, the concern over
4 monitoring at Crissy Field. And it was made very
5 clear in the minutes -- and I know that you all
6 have your minutes -- that the Muwekma Ohlone, which
7 are the aboriginal of this area, do not have a
8 Memorandum of Understanding with the National Park
9 Services at all, and that the National Park
10 Association is paying monitors that actually live
11 100 miles away from the San Francisco area. We had
12 requested back in May of the National Park
13 Services, that they would contact other Native
14 Americans within a 50-mile radius; that has not
15 been done. And what I'm hearing you say now, is
16 that they're going to be doing the same thing that
17 they did at Crissy Field.

18 BOARDMEMBER ULLENSVANG: Actually,
19 it's not going to be as much monitoring as at
20 Crissy Field. I think that there are two issues.
21 One, you raise the issue of who does the
22 monitoring.

23 MS. JACKSON: We understand NAGPRA is
24 supposed to be doing the monitoring.

25 BOARDMEMBER ULLENSVANG: At this

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1 and says, "Hey, you've had all these discoveries at
2 Crissy Field, why haven't you had Native American
3 representation out there, because you had all these
4 discoveries?" So the Park Service goes and gets
5 Native American groups involved in some type of
6 monitoring program, but then they want the Army to
7 pay for it.

8 It's very simple. The Army is in compliance;
9 it's been in compliance. The agency that has
10 regulatory authority over all this monitoring stuff
11 -- they're the landowners, the Park Service --
12 they looked at our archeological plan, they
13 approved it, that's what we've been going by for
14 the last eight to ten years. All of a sudden, now,
15 they want us to pay for additional monitoring, and
16 it just doesn't make sense.

17 If the Park Service wants to have Native
18 American monitors providing oversight to our
19 environmental cleanup, then the Park Service should
20 pay for it, that's our position. They are
21 disputing that position. They're going to argue
22 about it and send more letters back to the Army,
23 but it's not going to change anything.

24 BOARDMEMBER ULLENSVANG: David, I do
25 want to correct, that during the Crissy Field work,

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1 point, the Army is saying that they are not going
2 to provide any Native American monitoring.

3 MS. JACKSON: You know, I really
4 don't care whether the Army does it or the National
5 Park Service does it. It is the National Park's
6 responsibility to do that; that is their
7 responsibility.

8 You all were talking for quite a while about
9 who are the regulators, and who are supposed to be
10 making the decisions. And there was some question
11 about whether or not the Army should be not doing
12 what they are talking about doing. But yet, and
13 still, you have the National Park Service who's not
14 doing their job, they are not doing what they are
15 supposed to be doing. They are not following the
16 law. And we have a problem here.

17 BOARDMEMBER WILKINS: Well, the Army
18 does too, and that's why we've taken the position
19 that we have taken. It's pretty straightforward.
20 The Army has been in compliance with Section 106,
21 which lays out all the rules governing historic
22 preservation, and that type of thing. And we
23 provided the archeological protocols for all of our
24 cleanup work since the inception of this program.
25 And it's only now that the Park Service comes along

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1 there is Native American monitoring being
2 provided.

3 BOARDMEMBER WILKINS: Yes, that's
4 what I said. But that wasn't happening until the
5 Native Americans made an issue based on the
6 discoveries that were made. There were no Native
7 American monitors for any of the work that GGNPA
8 was doing, or anyplace else on the Presidio, until
9 this past summer when they raised the issue in all
10 the meetings that you all had with the Native
11 American groups.

12 BOARDMEMBER ULLENSVANG: And now it's
13 being provided.

14 BOARDMEMBER WILKINS: And I said
15 that.

16 BOARDMEMBER MILLER: It sounds like
17 it's only provided by the Parks Association and not
18 the Park Service.

19 BOARDMEMBER ULLENSVANG: For the
20 Crissy Field work, Parks Association is funding and
21 paying for the overall restoration project, and as
22 part of that work the monitoring is being
23 provided. That's why they're paying for that work,
24 because it's part of the overall restoration
25 project, and it's one of the conditions of doing

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1 that work.

2 BOARDMEMBER MILLER: What is the Park
3 Service's position? What is the Park Service's
4 responsibility?

5 BOARDMEMBER ULLENSVANG: We believe
6 that since they're doing the work, they need to
7 provide the activities that bring them into
8 compliance with the agreements that we have for
9 that work. If it was somebody else doing the work
0 in that area, we would request that they also
1 provide that monitoring.

2 BOARDMEMBER WILKINS: But let's look
3 at the reality of the situation. The reality is
4 that the Native American, the aboriginal Native
5 American group here, which is the Muwékma Ohlone
6 group, is in the process of trying to establish a
7 Memorandum of Agreement, or Understanding, with the
8 Park Service, to appropriately address this issue.
9 And because they have not reached that type of
0 agreement, there are these alternate Native
1 American groups involved in the monitoring of
2 various investigations going on at Crissy Field.

3 The Army has never had any requirement to
4 have Native American monitors for any of the work
5 we're doing, because there wasn't any stipulation

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1 monitoring going on?

2 BOARDMEMBER ULLENSVANG: We believe
3 that as part of the condition, and the way we're
4 interpreting Section 106 of the National Historic
5 Preservation Act -- I will say, Paul Salari is much
6 more versed in that, he couldn't be here tonight --
7 that we believe that we do need to provide Native
8 American monitoring in certain areas of the
9 Presidio, and Crissy Field is one of those areas
0 where we've begun doing that. I do know that
1 there's some difference with the Native American
2 groups here tonight, who of the different groups
3 should be the monitor; that's one issue. As a
4 separate issue, we do believe that the monitoring
5 does need to occur.

6 BOARDMEMBER WILKINS: Then pay for
7 it. For the Army to pay for Native American
8 monitors at this site, would be like the Army
9 paying for Leo Barker to be monitoring.

0 BOARDMEMBER O'HARA: My question is,
1 just from a statutory standpoint, to do the work at
2 the commissary, the invasive work at the
3 commissary, is there a requirement that there be a
4 monitor, regardless of who pays for it?

5 BOARDMEMBER ULLENSVANG: Our
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1 with archeological protocols and work plans and
2 things that we have had established for several
3 years.

4 The Army does not have a Memorandum of
5 Agreement with any Native American groups, the Park
6 Service is supposed to be doing that. And in the
7 Memorandum of Agreement it talks about requirements
8 for having Native American monitoring. That's not
9 with the Army, that's with the Park Service. So
10 again, no matter what the Army is doing, if Native
11 American monitors are required to be there, that's
12 the responsibility of the Park Service with their
13 Memorandum of Agreement with the Muwékma Ohlone, or
14 whatever other tribe organizations they want to
15 have affiliations with to provide that.

16 We're meeting our requirements. We have our
17 archeological consultants that have been out there
18 since day one, all the way back to 1989. We've had
19 archeological support during our investigations and
20 cleanup action, and we continue to do that. We've
21 been in compliance, and we will continue to be in
22 compliance.

23 BOARDMEMBER O'HARA: Is there a
24 statutory requirement that while the Park Service
25 is doing this work that there be some sort of

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1 interpretation right now is that there is.

2 BOARDMEMBER O'HARA: Okay, fine.

3 Thank you.

4 BOARDMEMBER HANDEL: I want to add
5 that we fully intend to have an archeologist
6 monitor the work, 100 percent of the time, while
7 we're doing that intrusive work at the commissary
8 area. So we were planning to have that activity
9 covered. The Park Service asked us to provide an
10 additional monitor, and we're saying we're already
11 providing another.

12 Perhaps, what we can do, is not provide our
13 own, but solicit a subcontractor to do the work as
14 you request, and we need to follow -- the lowest
15 acceptable bid would be selected, and that
16 organization could do the work. Now I haven't
17 discussed this with Dave, but I throw this out on
18 the table as an alternative.

19 BOARDMEMBER ULLENSVANG: At this
20 point we haven't requested any particular way to
21 procure the monitoring.

22 BOARDMEMBER HANDEL: Well, I just
23 wanted to make it clear, if we decide to provide
24 that service, we provide it by one organization and
25 we would have to solicit that, and we can solicit

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1 it to a specific Native American organization.

2 BOARDMEMBER ULLENSVANG: I would
3 certainly expect that requirement, and I think
4 we're willing to work with you on that.

5 BOARDMEMBER HANDEL: Keep in mind, I
6 haven't discussed this with David. It's an
7 alternative, and it might be a solution to the
8 problem.

9 BOARDMEMBER ULLENSVANG: Well, why
10 don't we talk more about that and see if we can
11 work it out.

12 MR. DeCOSTA: I just wanted to
13 verify, that in 1972, at this site that is in
14 discussion, human remains were found. This is
15 documented, and this hasn't been mentioned. In
16 light of NAGPRA, and other federally mandated law,
17 it could be prudent for the RAB to get the
18 culturally affiliated -- in this case, it's the
19 Muwékma Ohlone -- to participant in this
20 monitoring.

21 FACILITATOR KERN: I think there may
22 be an opportunity developing here tonight. I would
23 suggest, perhaps at the break, to talk to some
24 people about that.

25 BOARDMEMBER YOUNGKIN: Let's go to

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1 Field RAP.

2 BOARDMEMBER HANDEL: I think to
3 answer your question, Arleen, the reason we were
4 concerned about it, we were noting that the data
5 that we were collecting suggested that there may be
6 a specific source. It appeared that we were having
7 elevated -- what was elevated above our cleanup
8 level -- ranges of around 100 to 140 parts per
9 million in a specific depth interval out at the 950
10 area, which coincided with a deposit of chert that
11 was essentially created even though it's used all
12 around San Francisco. So for that reason alone, we
13 thought it would be prudent to do some type of
14 evaluation of this chert material. So that's what
15 led us to do that analysis. It is still under way,
16 it's not resolved at this time.

17 BOARDMEMBER YOUNGKIN: Now this is
18 soil that was an expansion beyond the original
19 scope?

20 BOARDMEMBER HANDEL: Yes.

21 BOARDMEMBER YOUNGKIN: The National
22 Park Service talked about other ways to speed up
23 the Crissy Field process, and that was speeding up
24 data transfer reports from the Army to the agencies
25 for review. It discussed finding holdups for some

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1 exploration of ways to speed up Crissy Field
2 cleanup activities.

3 Basically, there was discussion by the
4 National Park Service and the Army on ways to speed
5 up some of the cleanup activity at Crissy Field
6 right now. Basically, the Army is analyzing chert
7 in the Buildings 900 area for zinc to see if it's
8 naturally occurring. If they determine it is
9 naturally occurring there will be less excavation
10 and disposal of contaminated soil, so that would
11 speed up the cleanup.

12 BOARDMEMBER GEMMIL: Isn't it already
13 known what the background levels are of zinc in
14 chert? I mean, there's so much chert in the Bay
15 Area.

16 BOARDMEMBER YOUNGKIN: That was sort
17 of a question that I had, too. Didn't their
18 remedial investigation already go through all
19 that?

20 BOARDMEMBER WILKINS: Well, I don't
21 believe that it was published in the 1997 FS. I
22 think that's why we're looking at this now. I
23 think that if that were the case, then zinc, even
24 though it's a COC, would have had different cleanup
25 levels than what currently exist in the Crissy

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1 of the extra work at Crissy Field that's come up.
2 Resolution of issues, and faster ways to discuss
3 and resolve issues that come up during cleanup at
4 Crissy Field. And basically, there was a
5 discussion of better coordination between DTSC and
6 the Army over scheduling and various meetings they
7 could attend. There was a presentation of the
8 overall projects scheduled, particularly for the
9 CERCLA and Petroleum Program, and how the schedule
10 supports NPS and Presidio Trust reuse.

11 There was discussion about -- we used to have
12 a contractor that developed the overall Presidio
13 schedule, and it had big spread sheets, and we got
14 regular overall schedules. But the funding for the
15 contractor to develop the overall schedule had been
16 cut, so there's no contractor developing any
17 overall schedule. So the schedule information is
18 provided in the IT progress reports, and provided
19 by the project managers, themselves, upon request.

20 So basically, the process now for determining
21 what the overall project schedule is, is to
22 coordinate with the IT Progress Report and the
23 project manager, then arrangements will be made to
24 present the overall schedule information.

25 BOARDMEMBER WILKINS: Well, I'll

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1 clarify that by saying a consolidated schedule of
2 all the Presidio activities are no longer funded.
3 So what we're left with is the monthly reports that
4 you get here from our private contractors. It's
5 not just IT, but Montgomery Watson. IT project
6 summary reports you get on a monthly basis. This
7 is really all that we have to provide folks in
8 terms of information to capture what's going on
9 with all the activity. So if you don't see any
0 particular activity described in here, than that
1 means there's no activity going on for that
2 particular site.

3 As you know, there's really nothing going on
4 within the sites of the Main Installation, because
5 that feasibility and decision document has not been
6 published yet. So most of the work that you find
7 IT and Montgomery doing, that is described in their
8 document, is related to Petroleum Program issues,
9 and things of that nature, things related to the
10 Petroleum Program.

11 There was some concern about, is there any
12 opportunity to get something a little more frequent
13 than a once-a-month publication of these reports?
14 And the answer was, yes, through a series of
15 project coordination meetings that go on a weekly

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1 the access within my office, and the administrative
2 support I have, to use Primavera. I mean, that
3 software alone is \$50,000. And the scheduling that
4 the contractor was providing was a consolidated
5 schedule, so it was taking all of the work from all
6 of the contractors here. So even though IT may
7 have the capability to describe its activities in a
8 Primavera schedule, that doesn't mean that that's
9 tied in with the work that Montgomery Watson is
10 doing, and all that. And what the contractor was
11 doing for us was integrating all of those things
12 and putting it in one schedule.

13 So yes, you are right. Our contractors,
14 individually, have schedules of activities that
15 they're working on. It's not integrated together
16 to the point like it was before.

17 BOARDMEMBER O'HARA: How many
18 contractors do you have working for you?

19 BOARDMEMBER WILKINS: Right now we
20 have the two prime contractors, but there are other
21 contractors that periodically do work here. We
22 have smaller projects where we use other contract
23 mechanisms to initiate work, they're called the
24 smart contract. For example, this will be used as
25 a mechanism to execute some work at the golf

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1 basis every Wednesday. They are held at IT's
2 office. The primary audience for that is, of
3 course, the Park Service and the Trust, but we
4 invited the regulators to attend that, as well. I
5 would imagine that if the RAB representatives had
6 the time, and were available, they would be welcome
7 to sit in on that meeting, as well.

8 What we talked about today was, if you have a
9 question, and if it's not specifically stated in
10 monthly updates, to ask questions at those
11 meetings, or ask to have those particular topics be
12 put on the agenda for the week, so folks could have
13 a better sense of what's going on in terms of
14 scheduling.

15 So it's unfortunate that we're left with
16 that, but that's what we're left with, and we have
17 to make the best of it.

18 BOARDMEMBER O'HARA: Nobody has a
19 program in their computer that can develop a time
20 line with existing projects, anticipated projects,
21 and put them on some sort of a time line? I mean,
22 someone could do that during their lunch hour.

23 BOARDMEMBER WILKINS: It's not that
24 simple. The project schedule we had, had over 1000
25 lines in it. It was in Primavera. I don't have

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1 course. And even though those don't happen very
2 often, those are things that need to be captured in
3 the overall schedule. It's not as simple as you
4 think it is to put all this together.

5 BOARDMEMBER YOUNGKIN: Topic No. 8,
6 Update on the Current and Future Army Budgets for
7 Presidio Cleanup Activities.

8 Basically, for Fiscal Year 1999, the budget
9 is \$9 million. Half of that money has been funded
10 already in the first two quarters, the rest of it
11 has been appropriated and will be coming.

12 BOARDMEMBER WILKINS: Yes. The
13 remaining money for Fiscal Year 1999, has been
14 programed, and its disbursement will happen in the
15 third or fourth quarter. We get two disbursements
16 a year, one in the first and second quarter, and
17 one disbursement for the third and fourth quarter.
18 We received our first and second quarter
19 disbursements, it was a little more than half the
20 overall FY99 budget. And all of the out-year
21 budget is currently being revised, and we have not
22 finished that revision yet, so there's nothing to
23 report about the out-year projections. That would
24 be for FY00.

25 BOARDMEMBER BLOOM: You think the

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1 balance of the funding is fairly secure for the
 2 third and fourth quarter?
 3 BOARDMEMBER WILKINS: Yes. The FY99
 4 budget will be funded in its entirety; I'm not
 5 concerned about that.
 6 BOARDMEMBER YOUNGKIN: So there was
 7 cost overruns at Crissy Field to the amount of \$3.5
 8 million; \$1.75 million has been received to date,
 9 and the remainder is being disbursed.
 10 And there was some other additional programs
 11 that were unfunded as of right now. The 1349 tank
 12 site needs additional monitoring wells and CAP,
 13 additional mini CAPs need to be funded. Some
 14 Feasibility Study cost growth is under funded at
 15 this point. And there's been a request for funding
 16 on these projects. The commissary investigation is
 17 funded.
 18 BOARDMEMBER HOOPER: Can you remind
 19 us what GGNPA is funding for Crissy Field?
 20 BOARDMEMBER ULLENSVANG: It's,
 21 approximately, \$25 million.
 22 BOARDMEMBER HOOPER: What was that
 23 targeted for?
 24 BOARDMEMBER ULLENSVANG: That's for
 25 the restoration and implementation of the Crissy

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1 It's not in operation anymore, it's disassembled.
 2 So, basically, the Army has said that they will
 3 sample this prior to returning it to the Park
 4 Service.
 5 Basically, the sampling was going to be done
 6 as a part of the commissary investigation, but that
 7 didn't happen, so the National Park Service is
 8 asking the Army when it will do this sampling,
 9 because the realignment of old Mason Street is
 10 projected to go through this site. So there was a
 11 discussion between the Army and Park Service about
 12 how to accommodate the realignment of old Mason
 13 Street, and the Park Service is urging the Army to
 14 perform the sampling as soon as possible. They
 15 were going to work this out, internally, amongst
 16 themselves.
 17 BOARDMEMBER O'HARA: Could we return
 18 to the last subject, which was the cost overrun?
 19 Does the \$11 million include the soft costs?
 20 BOARDMEMBER HANDEL: Soft costs?
 21 BOARDMEMBER O'HARA: Consulting
 22 costs.
 23 BOARDMEMBER HANDEL: Of course. And
 24 I would say that it's not really an overrun, it's
 25 more of a scope increase.

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1 Field project. It's, approximately, 100 acres.
 2 BOARDMEMBER HOOPER: So the \$3.5
 3 million cost overrun is --
 4 BOARDMEMBER ULLENSVANG: For the
 5 cleanup that precedes the restoration, which is
 6 being done prior to the Association coming in and
 7 doing their restoration.
 8 BOARDMEMBER GEMMIL: The budget
 9 overrun is 3.5 million what? The total cost of the
 10 cleanup?
 11 BOARDMEMBER WILKINS: You are talking
 12 about two different things. He's talking about the
 13 \$25 million for reuse, and Mark was talking about
 14 the cost overruns for the Army's cleanup.
 15 BOARDMEMBER GEMMIL: Right. But what
 16 is the total cost of the cleanup?
 17 BOARDMEMBER HANDEL: The original
 18 estimate, I think, was about \$7.5 million for the
 19 anticipated scope. Right now, we're at about \$11
 20 million.
 21 BOARDMEMBER YOUNGKIN: Next is,
 22 Status of Sampling at the Former LTT Site. The LTT
 23 site is where the low-temperature thermal
 24 absorption is for processing petroleum contaminated
 25 soil. The RAB took a tour of this site last year.

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1 BOARDMEMBER O'HARA: I just wanted to
 2 make sure that wasn't the actual cleanup itself,
 3 but included all of the ancillary costs.
 4 BOARDMEMBER YOUNGKIN: Interim Data
 5 Summaries from Crissy Field Delivered to RAB
 6 Community Members as Requested.
 7 FACILITATOR KERN: Yes. I requested
 8 from the Army if we could receive data as it was
 9 produced from the cleanup on Crissy Field, so we
 10 could stay current with that. Dave explained that
 11 they would make that data available once the
 12 Department of Toxic Substances Control had written
 13 a letter saying that the site was clear.
 14 BOARDMEMBER WILKINS: Well, a notice
 15 to proceed letter.
 16 FACILITATOR KERN: And so I was
 17 requesting that we might receive data as it is
 18 being generated so we could stay up with that, and
 19 that's not the way the Army wants to proceed with
 20 that.
 21 BOARDMEMBER YOUNGKIN: Okay, next
 22 topic. Discussion of Alternative Risks Scenarios
 23 for use at the Presidio Main Installation Site.
 24 FACILITATOR KERN: I had asked to put
 25 this on the agenda so we might understand a little

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1 bit more.

2 We had received some presentations a few
3 months back regarding alternative risks scenarios,
4 and I was interested in understanding what the
5 components of that risk assessment were. The Army
6 has said that they would prefer not to discuss
7 that, that their preference is to have meetings
8 with DTSC and the regulators, and not to discuss
9 the details of the technical arguments with us
0 until after they have already had concurrence with
1 the regulators. And when I asked the question
2 today, they still maintain that position.

3 The final topic was discussion of the
4 ecological risk analysis for the Main
5 Installation. And that sort of went along the same
6 guidelines. We had a discussion about possible
7 merits of having discussions with stakeholders
8 along the way, particularly, with regard to reuse
9 of open-space sites, and how the Army was
0 evaluating and assessing those sites.

1 They also maintain their position that they
2 don't want to talk about the technical details with
3 us until they talk about it with the regulators.
4 So they didn't talk about it today.

5 (Break)

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1 you can see, those are the ARARs, and some of the
2 other sections. These are just standard sections
3 that go into any Feasibility Study. Nothing new
4 there.

5 This issue of re-estimating soil volumes, we
6 talked a little bit about this last month. There
7 was a question that was asked today concerning the
8 percentage, and that it seems to be the same for
9 the past couple of months on this, and what was
10 going on with that.

11 The primary issue there was, a subcontractor
12 was hired that has some expertise in this
13 particular type of analysis, topographical
14 analysis. So there was some contractual issues
15 that represented a percentage of work that was done
16 on this, so that was being capture in that
17 percentage. The actual topographical analysis
18 portion has only been implemented in the past
19 month. So up to that point, it was more getting
20 the guys on board, and giving them guidance, what
21 they needed to do, and how they needed to do it.
22 It seems at this point, that all the information is
23 in the hands of the consultant, and they're
24 actually cutting through and doing a lot of the
25 actual topographical analysis. So we're making

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1 BOARDMEMBER WILKINS: Okay, as you
2 know, once again, going into the month of November,
3 unfortunately, we are still in the stalemate that
4 we've been in for the last 90 days or so. Again, I
5 feel hopeful that the discussion that we intend to
6 have with DTSC on Thursday morning will be a
7 positive one. Perhaps, we can get off the dime and
8 get back to work and make some progress.

9 Essentially, the overall highlights of what's
10 going on in the past month, we still have a
11 stalemate going on. We do have a meeting scheduled
12 with upper Army management forces command at the
13 BRAC Division Management, and with the upper
14 management of DTSC, with the hope of trying to
15 solve this.

16 So our contract with Montgomery Watson is
17 continuing to work on areas of the Feasibility
18 Study.

19 Our response to comments on the 1997
20 Feasibility Report is 90 percent complete, and that
21 responsiveness summary will be provided to the
22 Corps for internal review; that's been going on
23 throughout the process.

24 We've also made some progress on some of the
25 boiler-plate sections of the Feasibility Study. As

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1 some progress in that area, as well.

2 Another standard component of the Feasibility
3 Study has to do with the identification of
4 screening of technologies, and again, continuing to
5 make some good progress in that particular area.
6 Again, you have some of this on your handout. It's
7 a pretty straightforward process. You examine a
8 variety of alternatives, based on what you know
9 about the sites.

10 And lastly, scheduled updates. What's
11 happening with the schedule based on what's going
12 on right now. We're looking at about a 10-week
13 delay at this point. So if our meeting with the
14 Army, the regulator discussion that is going to
15 happen Thursday, is successful, and we can initiate
16 some of these technical meetings, and however
17 that's going to happen, whether with a large group
18 or only between the Army and regulators, then we
19 would expect to complete the Feasibility Study,
20 probably, in March. But whatever reasons there are
21 further delays, that's going to push that date back
22 a little bit farther. So that's it on the
23 Feasibility Study update.

24 BOARDMEMBER CHEEVER: Supposedly,
25 while this discussion was going on, there's been

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1 discussion going on at another level about
2 resolution of the cleanup for the Main
3 Installation. Can you give us any update on what's
4 happening there?

5 BOARDMEMBER WILKINS: I'm not sure
6 what you're asking. The only other level meeting
7 that's related to the stalemate that we're having
8 with this Feasibility Study process, the first time
9 that meeting is going to happen is Thursday. There
10 haven't been any other meetings about that. I
11 certainly have been in consultation with my
12 management about this issue all along, since the
13 summer, and I know that Romy has been in
14 consultation with his management, but our two
15 agencies haven't been in consultation with each
16 other about that with this process, not before
17 Thursday.

18 BOARDMEMBER YOUNGKIN: Are you
19 referring to Army/Trust meetings, that Jim Meadows
20 talked about a few meetings back?

21 BOARDMEMBER WILKINS: I don't know
22 what she's referring to.

23 BOARDMEMBER CHEEVER: That is what
24 I'm referring to.

25 BOARDMEMBER WILKINS: Well, the

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1 BOARDMEMBER HANDEL: I'll first refer
2 you to a project summary package, completed by IT
3 Corporation. This is specific to Crissy Field.
4 There's a summary on the 4th page that goes through
5 each of the sites identifying schedule of
6 completion for excavation, schedule of completion
7 for an interim data summary. I will say, at this
8 point in time, we completed four of the sites on
9 Crissy Field, and five sites are currently active
10 or undergoing remediation. There are one or two
11 sites where we're not actively doing remediation
12 for one reason or another, whether it be for
13 coordinating access from one site to another, or
14 for funding purposes. However, the schedule that
15 is in the Status Report takes into account for when
16 we anticipate working around our scheduling
17 activities and funding activities for funding
18 requirements. Are there questions specific to
19 Crissy Field?

20 Okay. The next site is the Nike Facility.
21 We mobilized on November 9th, to remove the fluids
22 contained in the three magazines. It's anticipated
23 that field activities will be complete in January.
24 I'm not sure of the quantity, probably, 400,000
25 gallons of liquids that will need to be pumped out

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1 Department of the Army and the Department of
2 Interior, slash, Presidio/Trust, are continuing to
3 have their meetings. I don't participant in those
4 meetings. I'm familiar with, generally, what's
5 going on. I'm not at liberty to discuss what's
6 going on in those meetings. I don't know if you
7 are, as a Trust representative, I can only say that
8 they're going on, and they're continuing to have
9 those discussions.

10 BOARDMEMBER CHEEVER: Does that
11 affect people's thoughts about this other process?

12 BOARDMEMBER WILKINS: From the Army's
13 side, no, it doesn't affect what we're doing.
14 That's a completely different process. I think
15 there's some technical input that may be evaluated
16 in terms of agreement, and things of this nature,
17 or that may affect ultimate dollars that might be
18 involved in other discussions. But in terms of,
19 does that process affect whether our consultant
20 here is going to propose excavation in a landfill
21 or a CAP, no. There's not that kind of
22 relationship between that high-level confidential
23 negotiation and what we're doing here with the
24 Feasibility Study.

25 FACILITATOR KERN: Status Reports.

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1 and transferred to the sanitary facility. Once the
2 fluids have been removed, they will clean the
3 interior of the magazines. It's a fairly lengthy
4 process and we anticipate completion in January.
5 Building 207/231 CAP. That's identified for
6 completion of a draft in December of 1998, and that
7 will be distributed for agency and public review.
8 Many of you were part of the decision-making
9 process as we were developing that Corrective
10 Action Plan, so I'm sure you're all familiar with
11 it.

12 Building 680, where we're doing PCB removal
13 for soil. We have finally completed soil removal
14 activity at that site. We began site restoration
15 activity, such as grading, for November. It's
16 anticipated that we'll complete paving activity at
17 that site in December.

18 The golf course excavation. Last time we had
19 a meeting and discussed it with the Trust, we were
20 anticipating getting in there in a December,
21 January time frame depending on their contractor's
22 activities. Currently, that's what we're still
23 anticipating.

24 The commissary investigation has been put on
25 hold temporarily, due to redirection of funds to

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1 the Crissy Field remediation. The Corps of
2 Engineers has just received funding documents
3 backfilling that requirement so we can proceed with
4 scheduling on that activity in the future. Are
5 there any questions?

6 FACILITATOR KERN: I was looking back
7 at your Crissy Field schedule. The Buildings 950
8 and 924, are those sort of quasi-real dates, or do
9 you expect to be done by the end the year?

0 BOARDMEMBER HANDEL: Well, at this
1 point, I'd have to say that these are the dates we
2 expect to complete. I don't expect any additional
3 slippage at this time.

4 BOARDMEMBER HOOPER: I notice that
5 there's supposed to be a public meeting to discuss
6 a CAP on Building 1065 scheduled for next week. Is
7 that still on?

8 BOARDMEMBER HANDEL: No. I have been
9 informed that there is no scheduled public
10 meeting.

11 BOARDMEMBER ULLENSVANG: When will
12 the public meeting be if it's not next week?

13 BOARDMEMBER WILKINS: We made a
14 decision based on input. We were originally going
15 to have a public meeting prior to this meeting for

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1 FACILITATOR KERN: So when will the
2 comment period begin?

3 BOARDMEMBER WILKINS: November 17th
4 to December 17th, is the 30-day comment period.
5 We'll have an RPM meeting in December, on or about
6 December 8th. You will all have a subcommittee
7 meeting during that comment period. If there are
8 some questions about that as you look at the
9 document that you want to discuss, I think we'll
10 make ourselves available to attend that
11 subcommittee meeting and answer any questions that
12 you might have about the document. If there's any
13 other issues where you want more of the
14 stakeholders there, certainly, we have the RPM
15 meeting in December.

16 FACILITATOR KERN: Would it be
17 reasonable to try to schedule that now,
18 anticipating that people would be interested?

19 BOARDMEMBER WILKINS: We can put that
20 as an agenda item for the December RPM, that's for
21 sure.

22 I think in the IT Project Status Report, it
23 gives -- it's in a brief, but a very accurate
24 description of what Building 1065 was, and what the
25 problems were at the site. So it's a pretty

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1 the 1065 CAP. There were several discussions with
2 the Water Board about their availability, and then
3 there was a decision made not to have a public
4 meeting and just to have the public review period,
5 which will begin on November 17th. The Building
6 1065 CAPs were mailed out today to the regulatory
7 agencies. Other copies for other persons -- I
8 think there was enough to send everyone, but only
9 one to the RAB. But you should have an Email
10 announcement or fax announcement that that document
11 is available. If you want your own individual
12 copy, you can contact our library.

13 The Water Board had indicated to us there is
14 no regulatory requirement to have a public meeting
15 for the Corrective Action Plan. And because of the
16 difficulty in scheduling time for Joseph Chou to be
17 here, we decided not to have one, and instead just
18 have the normal 30-day review period.

19 We feel that's appropriate, given
20 opportunities to discuss the Corrective Action Plan
21 during the comment period at subcommittee meetings
22 or at the RPM meeting in December, which will
23 happen before the end of the comment period; that's
24 why we made that decision, based on regulatory
25 guidance.

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1 straightforward explanation, there's not a lot of
2 mystery to it. It's a pretty straightforward
3 petroleum contaminated area. I think for the folks
4 that participated in the decision-analysis process
5 for Building 207/231 CAP, you may have observed
6 that there were folks from IT shadowing those
7 meetings on many different occasions.

8 Dave Kelly, as you can see here, is the
9 project lead. The primary reason he was there was
10 to understand some of the issues that the
11 stakeholders were presenting at the 207/231 CAP,
12 and take those into consideration as he developed
13 the Corrective Action Plan for this CAP.

14 FACILITATOR KERN: Would it be
15 possible to have a presentation at the next RAB
16 meeting?

17 BOARDMEMBER WILKINS: Sure. I think
18 that leads into the next question. That was,
19 whether or not we were going to have a December
20 meeting. I guess that's already been decided.
21 That's just a question I was going to pose to
22 people just because of the Christmas holidays.
23 Historically, if you look at our attendance roster
24 for our December RAB meetings they're usually
25 pretty light, but given that there seems to be some

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1 interest about 1065, I think that answers the
2 question, we'll have the December RAB.

3 The meeting will not be here, because this
4 facility jumps up its rates to the Christmas rates,
5 and we can't swing that. So we're going to have it
6 at Fort Mason, right in the place we used to have
7 it way back when.

8 BOARDMEMBER ULLENSVANG: David, I
9 notice that the 637 CAP is scheduled to come out in
10 December. Can you clarify how those two are
11 coordinated? Will they come out during the same
12 comment period, and will there be a similar series
13 of discussions on that?

14 BOARDMEMBER WILKINS: Well, I think
15 for all the CAPs, and then following the guidance
16 we got from Joseph Chou about the necessity for a
17 public meeting, we intend to follow what we're
18 doing with the 1065 CAP. Given their potential
19 release date and the timing of the holidays, we may
20 end up distributing the document, but not starting
21 the comment period until after the holiday period.
22 The reality is nobody's going to be looking at much
23 of anything between December 15th and January 2nd.

24 As we get a little closer to the release date
25 for those two Corrective Action Plans, we will make

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1 www.muwekma.org. You can get any and all
2 information concerning the tribe there.

3 FACILITATOR KERN: Any other
4 announcements? Meeting adjourned. Thank you for
5 your participation.

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1 that call then, then we'll know something in a
2 couple of weeks and send something out in a couple
3 of weeks.

4 FACILITATOR KERN: Can those of us
5 who would like, submit an advanced request when the
6 document is available?

7 BOARDMEMBER WILKINS: Yes. Just send
8 me a note of those, or you can let me know now if
9 you want your own individual copies of those
10 reports, then I can fax that into the distribution
11 and you'll get the first cut. Our standard
12 procedure is that we have a contracted amount of
13 copies that are made, and then my office makes
14 further copies on an individual request basis.

15 FACILITATOR KERN: Any other comments
16 on this report? Any other action items? The
17 December meeting we talked about how we're going to
18 have three CAP presentations. Any other agenda
19 items for December?

20 MS. JACKSON: I would like to make an
21 announcement. When we were here last time there
22 were persons that were interested, and didn't know
23 much about the Muwekma Ohlone Tribe. I would like
24 for you to write down our website where you can
25 access information regarding our tribe. So,

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REPORTER'S CERTIFICATE

2

3

4 I, Elizabeth Valstad, do hereby certify that
5 the foregoing is a true and correct statement of
6 the testimony and proceedings had in the
7 within-entitled matter and that the same is a full,
8 true and correct transcription of the shorthand
9 notes as taken by me in said matter.

10

11

12 Dated: At San Francisco, California this
13 _____ day of _____, 1998

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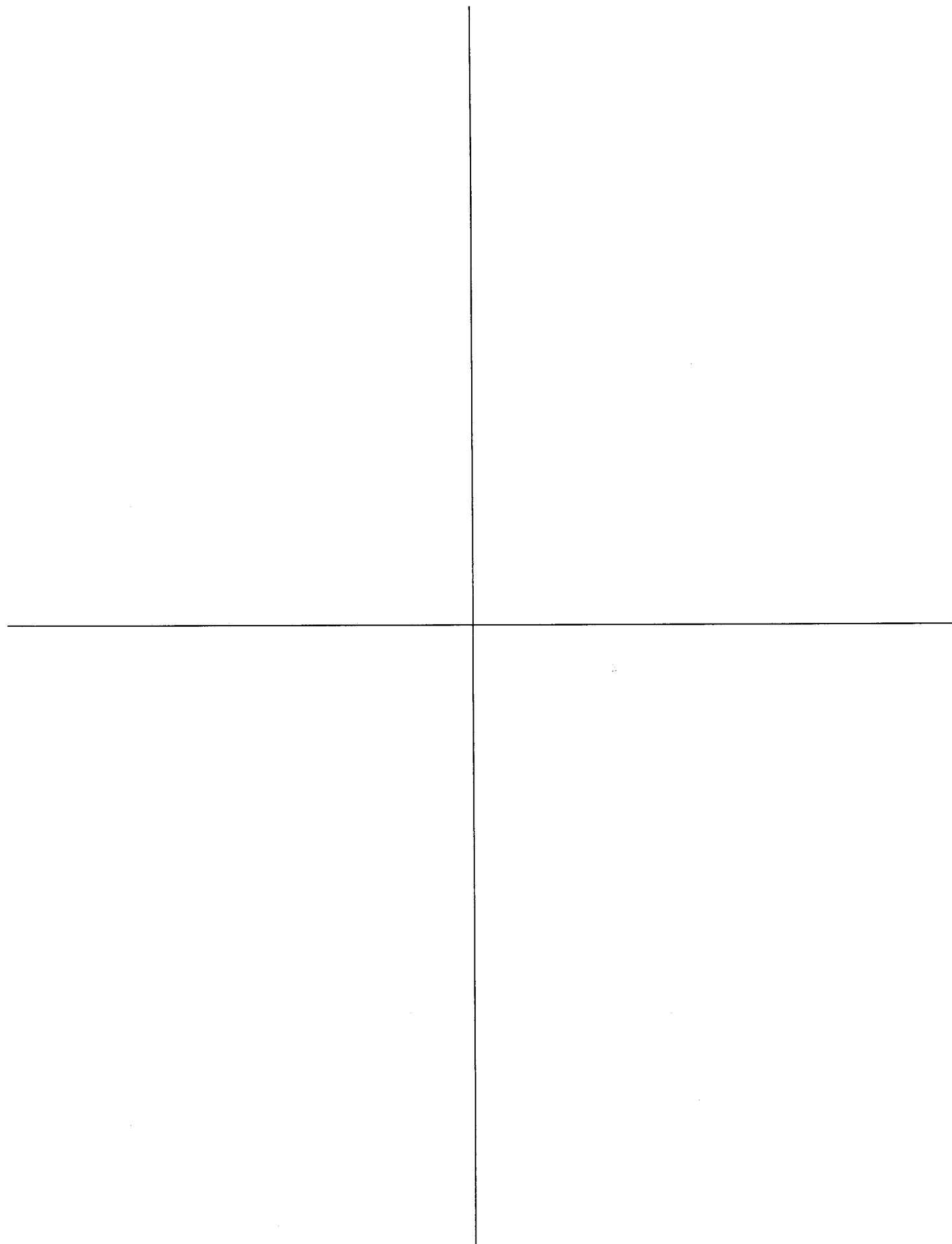
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Elizabeth Valstad

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THE RESTORATION ADVISORY BOARD MEETING

TUESDAY, DECEMBER 15, 1998

HELD AT

THE PRESIDIO TRUST BUILDING

SAN FRANCISCO, CALIFORNIA

7:00 P.M.

CERTIFIED COPY

REPORTER'S TRANSCRIPT OF PROCEEDINGS

BY: ELIZABETH VALSTAD

CLARK REPORTING

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FACILITATOR KERN: Welcome. This is not the regularly scheduled meeting time for the Presidio Restoration Advisory Board, due to last week's power outage. Tonight we are at the Presidio Trust Building, and many thanks to our hosts, the Presidio Trust.

Does everyone have an agenda? Are there any changes or additions or comments to that agenda?

I would like to throw in somewhere, where it would be appropriate, some comments from the Presidio RAB members regarding the current public process. If we could ask Dave a few questions about the current state of affairs, that would be good. Perhaps, we could place it in after the No. 5 presentations?

BOARDMEMBER WILKINS: Well, you could do it after 5.B., because we're going to talk about some of the meetings we've been having. So I think just following that update, any questions would be reasonable at that point.

FACILITATOR KERN: So seeing no other changes to the agenda. Any announcements tonight? Old business? Committee reports?

BOARDMEMBER CHEEVER: Well, our committee met on November 24th, at the Presidio

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RESTORATION ADVISORY BOARDMEMBERS:

(COMMUNITY AND TECHNICAL)

ED CALLANAN

JULIA CHEEVER

JOANNE CHOW-WINSHIP

MATTHEW FOTTLER

ROMY FUENTES

ARLEEN GEMMIL

BRUCE HANDEL

ROGER HENDERSON

MOLLY HOOPER

JULIAN HULTGREN

DOUG KERN

SCOTT MILLER

JAN MONAGHAN

HOWARD NATHIEL

PETER O'HARA

SHARRON REACKHOF

ELEANOR ROMAN

RAVI SUBRAMANIAN

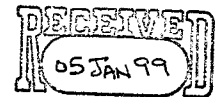
BRIAN ULLENSVANG

DAVID WILKINS

MICHAEL WORK

MARK YOUNGKIN

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Alliance Building, so that's another group we're grateful to for making their facility available. As usual, we discussed a variety of the things that are going on, including lead-based paint issues, and the new EPA proposed regulations. Also the responses from Congresswoman Pelosi and Senator Feinstein, and I think Boxer, too, concerning our letter, which were all very positive, and our responses to that.

We talked about the buildings that were at one point scheduled for a CAP, so we talked about that a little bit. We discussed the Main Installation Feasibility Study Remedial Action Plan, Building 1351. And then we had some subcommittee reports, including one that explained we're in contact with a group called TOSC, which is Technical Outreach Services for Communities, and we're still in the preliminary stage. We also appreciated that Sharron made available the Mountain Lake report to us.

BOARDMEMBER WILKINS: I have a question. Your lead-based paint, can you give me copies of the letters you got from the Congress people?

BOARDMEMBER CHEEVER: One of them was

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1 an especially long telephone message. Mark, I
2 guess you can give him a copy of the letters.
3 BOARDMEMBER WILKINS: Regarding the
4 lead-based paint, did your discussion include the
5 EPA sampling results that were done at the
6 Presidio?

7 BOARDMEMBER CHEEVER: We did. We
8 actually didn't have an EPA representative there,
9 so we were a little bit -- talking around it, or
10 whatever.

11 BOARDMEMBER WILKINS: Well, Michael
12 sent me an Email a week or so ago, offering to give
13 an EPA perspective on what the sampling results
14 were in the big picture, and that might be useful
15 at the next meeting.

16 FACILITATOR KERN: Presentations.

17 MR. KELLY: For those of you that
18 don't know me, I'm Dave Kelly, with IT Corporation,
19 subcontractor to the Army Corps working out here at
20 the Presidio. And tonight I'm going to give a
21 little bit of a background on the Building 1065
22 Corrective Action Plan, which is currently out for
23 public review and comment. I'll give a little bit
24 of information about what it's made up of and
25 essentially where it leads to.

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1 and they also looked at some solvents in the area.
2 Essentially, most of what they found was petroleum
3 hydrocarbons, so the site was transferred to the
4 Basewide Petroleum Cleanup Program.

5 In 1996 we did a preliminary site
6 investigation, which included a passive soil gas
7 survey. We were looking for some of the sources of
8 contamination at the site, sources of the soil
9 contamination at the site. We also did research of
10 the historical records to see what potential
11 sources there were in the area. Based on the
12 preliminary site assessment, we did a site
13 investigation where we collected some soil and some
14 groundwater samples to determine what the sources
15 were, and the nature and extent of the petroleum
16 contamination that was at the site.

17 We also, at the time, collected some samples,
18 for looking into the future at what some of the
19 remediation alternatives might be, and to get some
20 of that data to develop those alternatives
21 appropriately for the Corrective Action Plan.

22 This is the Building 1065 site. Again, it
23 was an incinerator at one time. There was also
24 some painting operations that were done there that
25 were mostly office furniture.

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1 For those of you that are not familiar with
2 Building 1065, it's located in the northeast corner
3 of the Presidio, right up here in the middle of the
4 Letterman Army complex.

5 Here's a list of some of the elements of the
6 Corrective Action Plan. It has a little bit of the
7 site history of the 1065 site, some of the other
8 locations and buildings around it, and some of the
9 uses of the building. It summarizes some of the
10 results of previous investigations at the sites.
11 It includes the Corrective Action objectives, which
12 essentially leads to the cleanup levels that were
13 developed for the sites. It also develops the site
14 boundaries and the areas that require remediation.
15 And based on the previous investigations and the
16 Corrective Action levels that are developed,
17 there's some Corrective Action alternatives that
18 are developed. They are identified and evaluated
19 as part of the Corrective Action Plan to determine
20 a proposed Corrective Action Plan for the site.

21 The Building 1065 site actually started as
22 part of the remedial investigation at the
23 Presidio. At one time at the building there was
24 an incinerator located there, so samples were
25 collected and analyzed for potential for metals,

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1 This 1064 here was actually the location of a
2 gas station, and in 1995, or early 1996, there were
3 three underground storage tanks removed from that
4 site that were associated with that gas station.

5 During the records research we found that
6 Building 1066 -- which isn't there anymore, it's a
7 parking lot now -- was also the location of a gas
8 station, and the records indicated that at one time
9 there was an underground storage tank at that site,
10 also.

11 Building 1040 was a steam plant, and also a
12 generating plant at one time. There was two tanks,
13 above-ground storage tanks, that were fuel oil
14 tanks that fueled the generator, and they were
15 connected to the fuel distribution system at the
16 Presidio.

17 We split the Corrective Action objectives up
18 into soil and groundwater because we found
19 petroleum hydrocarbons in both. And some of the
20 objectives for the soil at the site were to remove
21 potential sources of contamination, if it would
22 continue to be a source of contamination to
23 groundwater, and that was mostly any free product
24 in the soil or in the capillary fringe.

25 The objective was, for the source of

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1 contamination, to remove them, the wells that are
2 in the capillary fringe contributing to
3 groundwater. The other objective was to reduce any
4 residual soil concentrations that could potentially
5 be future contributors, and those were Presidio
6 cleanup requirements.

7 The last objective was to provide evidence
8 that these objectives would be met through
9 monitoring and/or sampling.

10 Based on these objectives in the site cleanup
11 requirements, there were some areas that came out
12 as areas requiring corrective action. They
13 included an area right up in here that was mostly
14 the fuel oil and diesel, and it was probably
15 associated with where a diesel tank was located at
16 the gas station. And then the second area right in
17 this area, which was where we removed the
18 underground storage tank.

19 Again, the corrective actions for groundwater
20 were similar for soil. The objectives were to
21 reduce levels that were protective of long-term
22 water quality. Also, to prevent migration of
23 contaminants to surface water. And this is added
24 as kind of a precautionary thing. The area is
25 probably located pretty far away from any of these

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1 The no action was an alternative. It's
2 always kind of used to evaluate what would happen
3 if you didn't do anything at the site, what the
4 affects are for that.

5 We also looked at vadose in soil excavation
6 and then groundwater extraction treatment, what's
7 called, "pump and treat," with the treatment being
8 above-ground bioreactor.

9 The third alternative was vadose in soil
10 excavation, followed by some additional excavation
11 into the capillary fringe below the groundwater
12 near the source of contamination, to remove what's
13 contributing to groundwater contamination, and then
14 follow that up with long-term monitoring.

15 The fourth alternative that was evaluated was
16 soil excavation with natural attenuation for
17 groundwater, which is a little bit different than
18 long-term monitoring in the sense that you're
19 developing a goal to meet and you're monitoring the
20 naturally occurring process as they naturally meet
21 that goal. You're also evaluating the potential
22 that's going to happen, how long it's going to
23 take, and that's a lot that goes into that.

24 The fifth alternative was soil bioventing.
25 This is essentially enhancing biodegradation by

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1 sources, but it was included in there as a
2 possibility. And then again, that objective was to
3 provide evidence that these objectives could be met
4 through monitoring or confirmation sampling.

5 Again, with the corrective action objectives,
6 and the site investigation results, some areas were
7 developed that required corrective action. These
8 areas include, again, right around this gasoline
9 tank and the three tanks that were removed, then
10 this little area in here, which was probably,
11 potentially, associated with the fuel distribution
12 system that came back along this side of the
13 building.

14 Based on the soil conditions, the
15 contaminants that we found and the relative size of
16 these plumes, we developed some Corrective Action
17 alternatives. We did this at the same time the
18 Building 207 Corrective Action Plan was being
19 prepared. Some of the people here helped in the
20 preparation and development of these alternatives.
21 Because the sites are very similar, we held to the
22 same alternatives so that the same alternatives
23 were used in a slightly different way at the other
24 site, but we're trying to be consistent in the
25 methods of cleanup out here.

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1 injecting air, to supply air to the microbes, which
2 then degrades the contaminants. That would be the
3 soil treatment. The groundwater treatment would be
4 biosparging where you're injecting air into the
5 groundwater to supply oxygen to the bacteria in the
6 groundwater to support the degradation
7 contaminants.

8 Alternatives that we looked at. Again, soil
9 excavation, groundwater bioremediation to be
10 enhanced with oxygen release compounds, which is
11 similar to a cement material, either injected into
12 the ground or added through the monitoring wells.
13 It supplies oxygen to the bacteria, so it's just
14 another method of getting oxygen into the
15 bacteria.

16 The seventh alternative would be dual-phase
17 extraction/groundwater treatment with bioreactor.
18 What dual-phase extraction is, it's commonly called
19 slurping. It's drawing both air and water out of
20 one well. The air, what it does, it strips the
21 contaminants, the volatile contaminants out of the
22 soil, and you collect them into the well. At the
23 same time, you're pulling up the groundwater so
24 you're creating kind of a void so that both the
25 groundwater and the soil will migrate with no hard

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1 contamination in the soil, and soil contamination
2 will migrate towards the well where it's recovered,
3 and then any water recovered will be treated with a
4 bioreactor.

5 Another alternative would be soil bioventing
6 with groundwater natural attenuation.

7 And then the last one, vadose and saturated
8 soil excavation with the oxygen released
9 compounds.

10 Once we had all these alternatives and they
11 were developed for the sites, it comes to: How do
12 you compare the alternatives? And again, when the
13 207 CAP was in preparation, they started looking at
14 what some of the evaluation criteria specific to
15 the Presidio would be, and take in some of the
16 concerns of the public and the agencies at the
17 Presidio. So that was reflected in our use, and a
18 lot of the same criteria.

19 All of the alternatives were compared against
20 each other under each one of these criteria. What
21 we looked at was the effectiveness of these
22 alternatives for the protection of surface water;
23 ecological receptors; resources; public health and
24 safety during cleanup; worker health and safety
25 during cleanup; water quality; human health, and

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1 the criteria, and all of that is spelled out in the
2 Corrective Action Plan.

3 Based on their comparison, we came up with a
4 proposed Corrective Action Plan. And the proposed
5 Corrective Action Plan is Alternative No. 6,
6 excavation and off-site disposal of the vadose zone
7 soil with petroleum hydrocarbons concentrations
8 above action levels. That was just for soil. For
9 groundwater, the treatment would be enhanced
10 bioremediation of residual petroleum hydrocarbons
11 in groundwater using oxygen release compounds.
12 There would be periodic groundwater monitoring to
13 evaluate the bioremediation process and also to
14 look at plume stability.

15 The schedule for completion for the
16 Corrective Action Plan was released for public
17 comment November the 17th. Public comments are due
18 in December, which would be the 19th. We will
19 finalize it close to January 1999, depending on the
20 amount of comments. Any questions?

21 BOARDMEMBER ULLENSVANG: Once the
22 Corrective Action Plan is finalized, what's the
23 schedule for moving forward from there?

24 BOARDMEMBER HANDEL: Some of the
25 funds for the soil removal are secure.

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1 then the affect of the alternative to contain,
2 versus just transferring the contaminants.

3 We also looked at the cleanup time of the
4 different alternatives. Not only just cleanup time
5 in the sense of how long does it take until they're
6 done, but also, a sense of how long does it take to
7 even get it in the field? How long does it take to
8 complete it completely, and walk away from the
9 site, versus, how long does it take for the site to
10 be reused for the reuse that it's planned for right
11 now?

12 We also looked at the implementability of the
13 different alternatives. How easy would it be to
14 implement these as far as compliance and
15 permitting; administrative feasibility; technical
16 feasibility; stakeholder acceptance, and Army
17 partnership?

18 Then the last criteria with the flexibility
19 as far as interim site reuse or long-term reuse.
20 And then the cost. And what we did with all of
21 these criteria, we went down with each alternative
22 and just compared it to the evaluation criteria.
23 We did that for each one of the alternatives, each
24 one of the criteria. Then we looked at in the end,
25 how the alternatives compare to each other based on

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1 BOARDMEMBER ULLENSVANG: Would it be
2 implemented in phases?

3 BOARDMEMBER HANDEL: It would need to
4 be.

5 BOARDMEMBER ULLENSVANG: That's not
6 described in the CAP. How we would comment on that
7 phase?

8 BOARDMEMBER HANDEL: I'm not certain
9 how to answer that, at this point.

10 FACILITATOR KERN: There was some
11 discussion when we were having the Building 207
12 meetings about the effectiveness of oxygen released
13 compounds. I wonder if you could described, in
14 general, to the group what kind of results from
15 studies that you have that gave you some idea that
16 this would eventually have some chance of working?

17 MR. KELLY: ORC is essentially
18 magnesium oxide, which is very similar to concrete,
19 which is calcium oxide. What it does, it reacts
20 with water, and that reaction gives off oxygen and
21 calcium hydroxide is what you get, it holds the
22 concrete together.

23 The reason why they use magnesium and
24 peroxide, is that the ph is much lower than
25 cement. Cement gives off a ph that is more 11 to

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1 12. Magnesium/peroxide is more 9.5.

2 Some different applications of ORC that have
3 been used in the past. It's been used for
4 saturated zones for source treatment. It's
5 injected into the soil near the source of
6 contamination to supply oxygen to it. Sometimes
7 it's used in tanks where a tank is removed. They
8 mix the ORC with the backfill soil and place it in
9 there. Sometimes it's inserted into the monitoring
10 wells where it is just an easy place to get it into
11 the groundwater where it can react and release
12 oxygen. Sometimes they use it for plume control
13 just to stop contamination from migrating off
14 site.

15 We ran a little study at Building 1065, and
16 the results are actually presented in the
17 Corrective Action Plan. And what we did was a
18 little injection of the ORC material in one
19 location, injected it right into the soil and
20 groundwater. And we put some temporary monitoring
21 wells just downgradient to the down-water flow
22 direction, and monitored the oxygen that was
23 released by the ORC material.

24 What we found, it was pretty effective at
25 releasing oxygen. Initial concentrations were

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1 use it to a lower concentration before they start
2 dying off, and then it will start coming up again.

3 So that's what we saw. And we used this
4 information to do the conceptual design for the
5 Corrective Action Plan as part of the ORC
6 alternative. And we'll continue to use this
7 information for the final design of the system.

8 FACILITATOR KERN: There was some
9 discussion in our other meetings about,
10 potentially, the subsurface acting -- it would
11 absorb all this extra oxygen because of the
12 subsurface conditions, and it wouldn't necessarily
13 go to the bacteria usage. Was there any final
14 thoughts about that?

15 MR. KELLY: It all depends on the
16 soil conditions and what types of soil you have at
17 different sites. Generally, most of the
18 contamination is in the sandy soil, the same as if
19 you took something and injected it, it's going to
20 go to the path of least resistance, and that's
21 generally the sandy layers. Most of the organics
22 that are naturally occurring are in the bay mud,
23 which is the thick, heavy clays.

24 BOARDMEMBER O'HARA: A couple of
25 years ago we listened to a presentation on a fairly

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1 somewhere below .5, which is actually fairly low.

2 We did a study in kind of a highly-concentrated
3 area, and what we saw was the initial oxygen
4 concentration was very low, which is what you
5 normally see because the bacteria there used up the
6 oxygen.

7 What happened, this one right here is the
8 well, the temporary well closest to the ORC point,
9 which we saw go up right away. The other ones, a
10 little further downgradient, came up a little while
11 later, and the oxygen levels came up to something
12 that's acceptable for bioremediation; it will
13 enhance the bacteria. And then what we saw after a
14 certain period of time, it's like concrete, it
15 cures over a period of time and then it stops
16 curing so much. And that's what we saw, the oxygen
17 rate started dropping off.

18 What we did see was the initial
19 concentrations were up here around .5, where the
20 final concentrations were a little bit lower. What
21 I think the reason for this is, you had a bacteria
22 population that was at a steady state, based on
23 concentration of oxygen at that time. Once you
24 build up that bacteria by supplying the oxygen,
25 they keep using it until they die off and they will

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1 sophisticated software program that took all of
2 these variables that you have discussed and
3 measured them against a set of prioritized results
4 that you'd be looking for. And I was wondering if
5 you used that software to come up with your
6 proposed corrective action, and if not, if you
7 would use the software to validate your
8 conclusions?

9 MR. KELLY: I'm not sure --

10 BOARDMEMBER HENDERSON: We used that
11 software with the 207 Corrective Action Plan, but
12 not for this one.

13 MR. KELLY: We sat in with those
14 meetings and were consistent with the direction
15 that they were going with that model decision.
16 That's where the alternatives came out of with all
17 of that discussion and that model, and that's also
18 where the evaluation criteria came out of. We also
19 looked at biasing the criteria the same way that
20 they were biasing with the model.

21 Doug was involved with those meetings, and I
22 think -- Mark, you went in on some of those?

23 BOARDMEMBER YOUNGKIN: Yes.

24 MR. KELLY: So we're looking along
25 the same lines and using that same information. We

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1 did stop at a point, because we were ready to
2 complete it, so they kept going with a model and we
3 stopped with that point that they were at, at that
4 time. So it is consistent with that, but it may
5 not be the same. I think we each came up with the
6 same proposed alternative at that time for 207,
7 which was to use the ORC and excavate the soil
8 contaminates.

9 FACILITATOR KERN: Dave Kelly was
10 gracious enough to give me a copy, and I'm
11 wondering if I can get an extension time to review
12 that?

13 BOARDMEMBER WILKINS: We talked about
14 that. It's just, we're not going to complete the
15 CAP until we get all the comments in.

16 BOARDMEMBER HOOPER: What's the
17 proposed reuse at this site?

18 BOARDMEMBER ULLENSVANG: This is a
19 part of the Letterman complex, which is mixed use.

20 BOARDMEMBER HENDERSON: What site CAP
21 do we basically use? We use the residential,
22 right?

23 BOARDMEMBER ULLENSVANG: But the CAP
24 doesn't say that it's residential use in that
25 area.

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1 you have any questions about any of this, feel free
2 to ask the questions as we get through various
3 portions of the briefing.

4 All right. So we're in the process of having
5 technical discussions with the regulators. Some of
6 the outcomes of those meetings are going to affect
7 our continuation with the development of the
8 Feasibility Study tasks, and as you can see here,
9 that's going to affect the overall schedule.

10 FACILITATOR KERN: Are you finding
11 that this process, that is excluding community
12 members, and others, is useful, beneficial, to the
13 process? I can say, from the community point of
14 view, that it's fairly frustrating to not be
15 involved in these discussions.

16 BOARDMEMBER WILKINS: The Army is
17 finding these meetings useful. We are getting the
18 types of feedback from the regulators that we need
19 to have before we're getting ready to talk about
20 these issues with the other stakeholders; so, yes.

21 So these first few slides I'm going to go
22 over the basic component of the document. This one
23 is talking about the responsiveness summary. As
24 you can see, that remains about 90 percent
25 complete. We're still hashing out some of the

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1 BOARDMEMBER MONAGHAN: Does that
2 harden up like concrete when you put in it?

3 MR. KELLY: Yes, it does, but not as
4 hard as concrete.

5 BOARDMEMBER MONAGHAN: Will anything
6 grow on top of that?

7 MR. KELLY: What we did, you try and
8 inject it just into the groundwater table, which,
9 in our case, is six to eight feet below groundwater
10 surface. So you would just inject that in. And
11 the common way to complete any soil boring, or any
12 well is to grout that to the surface. So what
13 you're actually using is a cement mixture to grout
14 it all the way to the surface.

15 FACILITATOR KERN: Thanks, Dave.
16 5.B., FS/RAP Update.

17 BOARDMEMBER WILKINS: Everybody
18 should have a copy of the handout on these slides.
19 If you don't, they're some additional copies on the
20 back table.

21 What I want to do tonight is give everybody
22 an update on the Feasibility Study progress, that
23 is the development of the actual document, and to
24 give an overview of some of the technical meetings
25 that the Army has had with the regulators. Should

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1 technical issues that are going to affect our final
2 responses on the document.

3 BOARDMEMBER ULLENSVANG: Have you
4 resolved all of the issues, other than the
5 technical issues?

6 BOARDMEMBER WILKINS: Well, most of
7 the issues that are remaining to complete the
8 responsiveness summary are technical in nature, and
9 that's where it deals with some of those issues.

10 We can't complete the responsiveness summary until
11 we read some technical consensus on that.

12 If we're presenting an approach to the
13 regulators, that is their responsibility to give us
14 determination on whether those approaches are
15 technically defensible, from a regulatory
16 standpoint. And if they say in the meetings,
17 "Well, no, it's not, do this instead," then we
18 need to go back to the drawing board and re-present
19 that information to them, or something like that.
20 On the other hand, we're presenting a concept to
21 them, or whatever, and they say, "We don't have any
22 technical objection to what you're presenting,"
23 then that may allow us to answer specific issues
24 that were posed as comments to the Army's 1997/FS.
25 And on some of those things we're there, and on

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1 some of those things were not.

2 The next slide just talks about the boiler
3 plate portion of the Feasibility Study. And as you
4 can see here from the slide, it's talking about
5 introductory sections and the ARAR section, and
6 things of that nature. Again, some components of
7 those sections are yet to be finalized pending
8 outcomes of these technical discussions.

9 FACILITATOR KERN: I have another
10 question about your meetings. Can you describe,
11 what, in your view, is reaching consensus with the
12 regulators? I'll just throw out a hypothetical.
13 Let's say you present something, and nobody says
14 anything, do you view that as people having
15 consensus with your position?

16 BOARDMEMBER WILKINS: Silence is
17 concurrence, usually. But in our case, we're
18 getting feedback from the regulators.

19 BOARDMEMBER HENDERSON: I don't think
20 there has been anything we put out that has been
21 met with dead silence, so everything that's put out
22 on the table gets discussed.

23 BOARDMEMBER WILKINS: Somebody's got
24 something to say about the concepts that we're
25 presenting regarding these specific technical

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1 terms of the effort going into it. So no real
2 change on that from previous updates.

3 This slide talks about the screening of
4 alternatives. Again, the site-specific remedial
5 alternatives are contingent upon some of these
6 technical discussions that we're having. Again,
7 we're not there yet. There's some things we have
8 to continue to look at. We're continuing to look
9 at those, and so, as with many of those other
10 things, this is remaining about the same completion
11 percentage as it has in the past couple of
12 meetings.

13 As far as the schedule goes, the bottom line
14 concern is we're still looking at about a two-month
15 delay from what we originally thought. This slide
16 says 14 weeks, that's stretching it out over the
17 whole time period, counting some delays we were
18 having. We're looking at the FS coming out
19 sometime in late April, early May. And then the
20 draft RAP, the review and finalization of that
21 document coming along after in a schedule that I
22 provided to BCT members at our last BCT meeting at
23 the Main Installation RAP, which is the final
24 decision document for the Main Installation site.
25 We're projecting around August or September of

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1 issues regarding the Feasibility Study.

2 FACILITATOR KERN: If you presented,
3 for example, a table of numbers or components to an
4 equation, and somebody doesn't mention about a
5 particular number, is that considered concurrence?

6 BOARDMEMBER WILKINS: We're not
7 getting that deep in the weeds. We're talking
8 about technical approaches to deal with risk
9 assessment and remedial action objectives, COCs,
10 and things of that nature. We're not getting that
11 far down in the weeds on this.

12 So I think, maybe, if you wait a few moments,
13 and look at what we've talked about at the couple
14 of meetings we had, if you have some questions
15 about it, then maybe you can toss it out there, and
16 there are some folks out there that can answer
17 something more specific, like what you were
18 asking.

19 FACILITATOR KERN: Okay.

20 BOARDMEMBER WILKINS: Again, this
21 issue about the landfills, we have an upcoming
22 meeting, another in a series of technical meetings
23 with the regulators. After the start of the new
24 year we're going to be covering this landfill
25 issue. So this has kind of remained in limbo in

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1 1999, for that to come out.

2 I just wanted to give a summary of the
3 technical meeting schedule that we developed with
4 the regulators. As you can see, we had a kickoff
5 meeting in the middle of November and scheduled a
6 series of meetings going through the beginning of
7 the new year. Today was December 15, and we had
8 that meeting today, which was the third meeting in
9 the series. The next meeting is scheduled for
10 January 5th, and then after that the Army will need
11 some time to develop the major issue in the
12 Feasibility Study that most of you will be
13 interested in, the actual remedial alternatives
14 that will be proposed. That date will be
15 determined, because we will need some time to
16 develop that, based on the outcomes of these
17 previous four meetings.

18 I'm going to talk a little bit about the
19 meetings that we had to date. We had a meeting on
20 December 2nd, and as you can see, we were talking
21 about risk assessment issues. These are the risk
22 assessment issues that we were talking about. I'll
23 give you a moment to take a look at that. And most
24 of these, in fact, all of this information, came
25 out of the remedial investigation report. It's

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1 nothing new in this information here.

2 BOARDMEMBER ULLENSVANG: I have a
3 question on that. For example, No. 1, the human
4 health risk assessment. Human health risk exposure
5 assumptions, you say, came from the RI. So you're
6 proposing no changes from the assumptions in the
7 RI?

8 BOARDMEMBER WILKINS: No.

9 BOARDMEMBER ULLENSVANG: No, you were
10 proposing changes?

11 BOARDMEMBER WILKINS: Yes, we were
12 proposing changes.

13 BOARDMEMBER ULLENSVANG: So it's not
14 just from the RI?

15 BOARDMEMBER WILKINS: We use this as
16 a baseline to talk about what those changes needed
17 to be, based on the comments on the 1997/FS, which
18 was based on the risk assessment in the January
19 1997 RI.

20 BOARDMEMBER ULLENSVANG: Now if I
21 could reiterate Doug's question. When you say you
22 handed out a table of these assumptions, did you go
23 over each and every assumption, or were there some
24 assumptions that were not discussed?

25 BOARDMEMBER WILKINS: No, everything

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1 "There's nothing really technically wrong with it,
2 but it's probably not going to fly, you might want
3 to look at doing something else." And we're in the
4 process of looking at what that "something else"
5 is, and we're not there yet. We're not prepared to
6 really say what we're looking at. It's probably
7 not going to be this, and I'm not sure what it's
8 going to be. We have to go back to the drawing
9 board. And in going back to the drawing board,
10 that may mean that we're going to have to engage
11 the Presidio Trust to have this discussion with
12 them, as an agency, to talk about some of these
13 land use issues. But we're not there yet.

14 I'm putting this out there. This was a
15 concept that the Army presented to the regulators.
16 You see it, but that's all it is. It's probably
17 not something that we're going to do. We're still
18 back at the drawing board trying to figure out what
19 we want to do to address this issue.

20 BOARDMEMBER HENDERSON: Doug, to
21 answer your question about if a table like this
22 were put out there -- which you asked directly
23 about -- did we discuss every number on there? No,
24 we don't have to, because a lot of those are EPA
25 default numbers. So, for instance, there's no

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1 is discussed. I'll get to that in a second.

2 Essentially, what we talked about with the
3 risk assessment issues was this. We presented a
4 concept where we talked about residential risk
5 assessment scenario. This was based on comments
6 from, primarily, the Presidio Trust, regarding the
7 adequacy of residential land use scenarios, and the
8 Army taking that into consideration as it went
9 through its development of feasibility
10 alternatives. Essentially, the Presidio Trust had
11 identified areas that previously were not
12 understood by the Army to be residential. They
13 identified areas that we previously understood to
14 be recreational.

15 So without debating with the reuse authority
16 what their reuse plan was, we took it at face
17 value, them saying, they want to have residential
18 use in this area. However, we disagreed from a
19 technical standpoint on some of those areas. So we
20 presented this technical concept to the regulators,
21 and we talked about this permanent, adjacent and
22 temporary residential scenario.

23 I'm providing you this information, but I'm
24 telling you this was just a concept presented to
25 the regulators. In general, their feedback was,

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1 sense discussing the top one, the weight of the
2 normal adult person, that's default. So what we do
3 is, we highlight, and the people that are at the
4 meetings know where we have changed something from
5 a default parameter, then we discuss just those
6 areas. So we're assuming that if we had 78
7 kilograms as an adult weight, and nobody said
8 anything, it's our best assumption that nobody is
9 going to say, "No, that's not right." So we
10 focused on the areas where our changes to those
11 parameters made changes in the risk assessment, or
12 in any kind of cleanup goal.

13 FACILITATOR KERN: As I kind of scan
14 down those numbers, and if I were in the meeting, I
15 would ask the following question, maybe somebody
16 could answer it now. I'm looking at the
17 residential area adjacent, versus the recreational
18 land use, and I see pretty much the same scenario,
19 except the difference of the exposure frequency
20 days per year. What was the thinking there? I
21 mean, to create something that you named a
22 residential adjacent, which is effectively
23 recreational scenario, what was the thinking?

24 BOARDMEMBER HENDERSON: We don't want
25 to discuss the very details that went into this.

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1 Fundamentally, the reason you see two extra
2 residential area exposure scenarios was to try to
3 capture areas that weren't strictly 100 percent
4 residential.

5 BOARDMEMBER WILKINS: In our
6 opinion.

7 BOARDMEMBER HENDERSON: In our
8 opinion, and based on the best data that we have
9 from the Trust and the Park Service. But they
10 weren't 100 percent recreational, people that were
11 coming there every once in a while. These were
12 people that would be there for six months, maybe a
13 year. So we tried to get exposure scenarios.
14 Again, this was our proposal at the time, our
15 concept, that would more accurately reflect what
16 the exposure is based on the future land use. So
17 that kind of thinking went into those changes
18 there, and that's why those two came up.

19 BOARDMEMBER WILKINS: I think many of
20 you are familiar with the Presidio Trust
21 Alternatives Document that was developed by the EKI
22 consultant for the Presidio Trust, provided to the
23 Army in May of this year. And in that document
24 there was a map that described the land use
25 planning for the Presidio. And in that document is

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1 they drew a boundary around the housing area that
2 encompassed a lot of what was formally open space
3 recreational area, and called that residential.
4 And what the Army said when we looked at that is,
5 "We're not going to say they can't call this
6 residential, it's their property, if they want to
7 call it residential, that's up to them."

8 But from a technical standpoint, it doesn't
9 make sense that an area 400 feet away from
10 somebody's house should be considered or evaluated
11 from a risk assessment standpoint as residential.
12 So we came up with these other two residential --
13 if you will -- areas, based on how they described
14 reuse going on in those areas. They had scenarios
15 talking about educational facilities where
16 instructors would come and teach a two-week class
17 and have a bunch of people hiking around the
18 Presidio, or something, or a six-month class, or a
19 two-year class, or something like that. And those
20 types of temporary situations don't meet the strict
21 definition of permit. So that's how we came up
22 with that.

23 Then we had situations where a contaminated
24 site may have been immediately adjacent to a
25 housing area, but still 100 or several hundred feet

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1 where the Presidio Trust defined what they believe
2 to be residential areas, commercial and industrial
3 areas, and this was our proposal to address those
4 scenarios.

5 BOARDMEMBER SUBRAMANIAN: In the
6 Army's opinion, what is considered as a temporary
7 habitation period?

8 BOARDMEMBER WILKINS: You mean,
9 what's the definition of these two things?

10 BOARDMEMBER SUBRAMANIAN: Yes.

11 BOARDMEMBER WILKINS: We can't get
12 into that discussion here. I'm hesitant to do
13 that, because I'm not sure that this is what we're
14 going to use based on the discussions that we have
15 with the regulators.

16 BOARDMEMBER SUBRAMANIAN: At least,
17 for you to have come up with this, you must have
18 had some idea.

19 BOARDMEMBER WILKINS: I mean, I can
20 answer your question.

21 BOARDMEMBER SUBRAMANIAN: On what
22 basis did you come up with this?

23 BOARDMEMBER WILKINS: Well, our basis
24 was we looked at the reuse map provided by the
25 Trust. They took a housing unit, for example, and

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1 away is a residential area, and we called that kind
2 of adjacent. So adjacent was more like the
3 physical location of a contaminated site next to a
4 residential area. In other words, where the houses
5 were. And then temporary had to do with how long
6 somebody was actually going to spend there based on
7 the reuse plan as it was described in the
8 Alternative Document in May of 1998.

9 BOARDMEMBER HENDERSON: That was more
10 for dormitory areas.

11 BOARDMEMBER WILKINS: Dorms, where
12 people come and they go to some program here for a
13 limited amount of time.

14 BOARDMEMBER SUBRAMANIAN: But the
15 building will be used permanently for that
16 particular use.

17 BOARDMEMBER WILKINS: Yes, but it is
18 not the same person. Here you have 365 days a
19 year, they live there. And here, they're just
20 there for the duration of the activity, for
21 whatever training course, or whatever. That's just
22 how we looked at it. We didn't dispute their reuse
23 plan. From a technical position, we didn't
24 necessarily agree that everything was residential
25 the way they drew it, it didn't make sense to us.

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1 So that's where this concept came from, and that's
2 what we presented to the regulators.

3 MS. REACKHOF: I just want to say one
4 thing. Obviously, it would be easier if we were
5 all sitting in the same room, so you wouldn't have
6 to be going back and forth.

7 BOARDMEMBER SUBRAMANIAN: At the same
8 time, I'm still unclear on something. At what
9 point does temporary become permanent, or vice
10 versa?

11 BOARDMEMBER HANDEL: I think it's
12 real clear here. Permanent means you're going to
13 live your life there, or potentially live your life
14 there. Temporary is an institutional situation
15 where you could be there four years, then you're
16 going to go away somewhere else. That's a concept,
17 that's temporary.

18 BOARDMEMBER MILLER: What's the
19 distance for adjacent? Is there a trigger distance
20 for a permanent dwelling before it becomes
21 adjacent?

22 BOARDMEMBER WILKINS: I don't think
23 we came up with a specific distance.

24 BOARDMEMBER HENDERSON: The issue
25 came up and was discussed, but there isn't any

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1 that there needed to be some more thinking about
2 what that was. If we were going to identify a
3 distance from the edge of your house, what do you
4 consider your backyard when you're going to apply a
5 residential risk scenario to that? I mean, is it a
6 boundary of -- we all have homes, or wherever we
7 live, you have an area that you normally consider
8 your backyard. But on the Presidio, many people,
9 many stakeholders, think it should be more than
10 what is your backyard as the residential area. And
11 how big that is, is kind of what the question was
12 with this thing.

13 BOARDMEMBER FUENTES: I would also
14 like to raise, that whenever you come up with an
15 assumption where there's technical judgement, you
16 have to back it up with studies, and so far we
17 don't have those studies.

18 BOARDMEMBER WILKINS: Right. You
19 have that issue, too.

20 BOARDMEMBER HOOPER: I have the
21 concern that if you establish a danger quotient, a
22 hazard quotient, whatever, for a given individual
23 in temporary housing, I think it's important that
24 those individuals be notified of just how much
25 toxicity hazard they have taken in, should they

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1 guidance on that from EPA or the state of what is
2 that distance. So, no, we didn't get to that
3 point.

4 BOARDMEMBER WORK: I don't think
5 those terms exist in our guidance.

6 BOARDMEMBER MILLER: How do you apply
7 it then, in terms of how you're going to make the
8 division? How are you going to make the decision
9 if you use this approach?

10 BOARDMEMBER WILKINS: Well, chances
11 are we're not going to use this approach. And I
12 think that if we were going to use this approach we
13 would have to be able to get some type of reading
14 from the regulators regarding what's an appropriate
15 distance to consider for residential. And at the
16 point of discussions that we had with the
17 regulators, they weren't prepared to provide that
18 answer, it's -- I don't know -- too hard for them
19 to decide. It's more of a risk manager's decision
20 than it is a technical line that you can just look
21 up in a book.

22 BOARDMEMBER WORK: I don't want to
23 leave people in here with the impression that it
24 was "too hard" for us to decide.

25 BOARDMEMBER WILKINS: I just think

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1 move to another location. There are many military
2 bases that are being phased out, and who knows
3 whether this kind of standard will be established
4 elsewhere, that they know that they've already
5 taken in a certain amount.

6 BOARDMEMBER WILKINS: That's a good
7 point, but that's an issue that's far down the
8 road. All we were looking at here is the risk
9 assessment scenario. What's in the book is
10 residential and industrial. And all this other
11 stuff is made up to try to deal with this, with all
12 these varied constituencies at the Presidio, and
13 all the concerns that they present. So, I mean,
14 this idea doesn't necessarily relate to that in
15 terms of that end of it when someone is actually
16 living here, and whether that notification is
17 provided, or how it's provided, that happens way
18 down the road.

19 FACILITATOR KERN: What would be your
20 process if this doesn't look good? Where would you
21 go with it, do you have any idea on how you would
22 try to revise your proposal?

23 BOARDMEMBER HANDEL: I think we're
24 still scratching our heads on that one.

25 BOARDMEMBER WILKINS: One idea is

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1 that we would continue to push forward with this.
 2 If we're going to do this, we would certainly need
 3 to substantiate it more with literature or some
 4 other things that can demonstrate where it's
 5 happening elsewhere. We could certainly go back
 6 and look at what we did in the 1997 Feasibility
 7 Study where we looked at areas that were
 8 recreational. So there's a couple of different
 9 avenues right there. There could be others, we
 10 haven't figured out what those others are. We're
 11 still having internal discussions to try to figure
 12 out what those are. One of those things may
 13 include having discussions with the Trust about
 14 that.

15 The key thing here to remember is this point
 16 at the bottom. That these issues remain to be
 17 resolved. The Army is going back to the drawing
 18 board, we're having some internal discussions, and
 19 until we come up with a concept that we feel
 20 confident in, not only to re-present back to the
 21 regulators, but to you as well, then that's all
 22 this is, just a preliminary concept that we tossed
 23 out for technical opinion, and we're still looking
 24 at it. So that was human health.

25 We also discussed the ecological issues that

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1 that the method used to develop the numbers in the
 2 Trust document was the same or different than the
 3 method that you used to develop your RAOs?

4 BOARDMEMBER WILKINS: I don't know
 5 the answer to the question about the methodology,
 6 either. So I'm sorry, I can't answer that question
 7 for you.

8 From our standpoint, I think the methodology
 9 was the question, entirely. I think it was in
 10 terms of the RAOs presented by the Trust. The
 11 issue was, what those objectives were.

12 BOARDMEMBER CHEEVER: Just a related
 13 question. Does that mean that the answer to
 14 Brian's question is in the 10 percent of the
 15 comments response in the FS that is not yet
 16 completed? I mean, presumably, at some point
 17 someone would look at the Trust document, because
 18 those were comments, and say what the Army thinks
 19 of them.

20 BOARDMEMBER WILKINS: The Trust
 21 document has obviously been looked at. I mean,
 22 that was taken into consideration when we developed
 23 the RAOs. We're not sitting here comparing the
 24 RAOs that the Army's presenting with theirs, and
 25 trying to match it up and do something like that.

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1 related. The main issue here was special status
 2 species. And as you can see, here's what we did.
 3 We developed RAOs for those inorganic chemicals.

4 BOARDMEMBER ULLENSVANG: How do the
 5 RAOs that the Army developed differ from those
 6 percentages in the Trust document?

7 BOARDMEMBER HENDERSON: We didn't
 8 look at those directly to see if they were higher
 9 or lower, at this point in time.

10 BOARDMEMBER ULLENSVANG: So you don't
 11 know whether the RAOs you developed are higher,
 12 lower, or the same as those that were developed by
 13 the Trust?

14 BOARDMEMBER WILKINS: Well, I don't
 15 know if there's anybody in this room that can
 16 answer that question. In our opinion that wasn't
 17 necessarily the issue, because that's suggesting
 18 that the RAOs provided or presented by the Presidio
 19 Trust were the right ones. We don't necessarily
 20 have that opinion.

21 What we tried to do was evaluate what we did
 22 with the 1997 Feasibility Study where we did agree
 23 that those weren't accurate or the most
 24 appropriate, and we adjusted those.

25 BOARDMEMBER ULLENSVANG: Do you feel

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1 We're looking at the reasonability of what those
 2 objectives are, in and of themselves. And if we
 3 can present some objectives that are technically
 4 defensible, they may not be the same as what the
 5 Trust presented. And in our opinion, that's okay,
 6 as long as it's technically defensible. I mean,
 7 they don't have a monopoly on what's scientifically
 8 appropriate, and the best here.

9 FACILITATOR KERN: Dave, were you
 10 going to give us some examples of these?

11 BOARDMEMBER WILKINS: I don't have
 12 any examples tonight. I don't have this
 13 information with me this evening. And again, this
 14 change is going to be presented, subsequently. I
 15 think, at the point when we're ready to present
 16 certain portions of the Feasibility Study, or the
 17 tables associated with the risk assessment analysis
 18 with the Feasibility Study, I think that would be
 19 the time that you would see that.

20 BOARDMEMBER HENDERSON: Also, keep in
 21 mind that the RAOs may or may not be the actual
 22 cleanup numbers for the site. The RAOs are your
 23 objective, but there are things like background
 24 ambient metal values that could be higher than an
 25 RAO, so the actual RAO, bringing it out on the

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1 table right now is kind of meaningless, unless
2 you've taken it to a site.

3 In the Crissy Field RAP we have RAOs that are
4 lower than our actual cleanup levels, because of
5 the fact that we had ambient out there. Some of
6 our eco cleanup levels were actually lower than
7 ambient. We don't clean up below ambient, so the
8 actual cleanup number was higher than our RAO, and
9 that's common. So this is just the first step in
10 this whole thing. You then have to take it and
11 modify it for every site.

12 BOARDMEMBER WILKINS: And we haven't
13 even had that discussion yet.

14 FACILITATOR KERN: I guess I was
15 curious because I see lead up there. Lead numbers
16 are numbers that this group is fairly conversant
17 with. Can you talk at all about your ecological
18 lead numbers and the special status? Are you
19 prepared to talk about that?

20 BOARDMEMBER WILKINS: I think that
21 when we present it, when we presented the lead
22 numbers to the regulators, the issue was that we
23 were using the standard screening level for the
24 lead number, instead of applying it through an
25 industry-accepted type of model, which is what we

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1 be the number in relation to that?

2 DR. BLACK: That was an analysis for
3 robins, for insect-eating birds. The lead numbers
4 that Jim, and Mike Anderson, as well as Sue, from
5 the Department of Fish and Game, the lead numbers
6 that we all agreed upon, that are protective of
7 plants, are down around 100.

8 BOARDMEMBER ULLENSVANG: Do any of
9 the regulators who were at the meeting recall what
10 the number was that the Army proposed?

11 BOARDMEMBER WORK: Well, actually,
12 there were different numbers. Some were based on
13 protection of endangered and threatened plants. I
14 did see 477 on the list. So I think that Monte
15 Carlo simulation lives on, in some point.

16 I just wanted to add something to Roger's
17 comment about RAOs. Another large uncertainty is
18 information that we haven't been supplied with yet,
19 is a map of where the Army is proposing to apply
20 these eco protective numbers. And in each case
21 where there was an eco number established, what are
22 we protecting? Because there are different
23 numbers.

24 BOARDMEMBER YOUNGKIN: What is the
25 California Toxic Rule?

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1 did for some other numbers. So the regulators
2 suggested we go back and be consistent in our
3 evaluation of lead, RAO, the way we did the other
4 numbers.

5 BOARDMEMBER HENDERSON: Actually, for
6 the lead, again, I don't want to get into the
7 actual citing of numbers, because they can change
8 from site to site based on ambient at the site. We
9 did come up with a lead RAO for those special
10 status species. We did discuss that with Ned and
11 with Jim, and there was some modifications made to
12 that. But again, it's going to be applied on a
13 site-specific basis, and to throw out any number on
14 the table wouldn't be meaningful.

15 BOARDMEMBER SUBRAMANIAN: So was it
16 based on the Monte Carlo simulation?

17 BOARDMEMBER HENDERSON: Most of the
18 lead RAOs for the eco were based on Suter studies,
19 and a convolution of known studies for ecological
20 special status plans, or something that was related
21 to them.

22 DR. BLACK: Direct toxicology studies
23 on plants, so not a huge database that was modeled
24 with specific plant studies.

25 BOARDMEMBER SUBRAMANIAN: What would

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1 BOARDMEMBER HENDERSON: It is the
2 state's version of the EPA ambient water quality
3 criteria. The state had to adopt something like.

4 DR. BLACK: The state has the option
5 of adopting a version, I'm not certain that's what
6 the California Toxic Rule is. I'm afraid I just
7 don't remember.

8 BOARDMEMBER MILLER: Which agency
9 does it fall under?

10 DR. BLACK: It's the Regional Board.

11 BOARDMEMBER WILKINS: Continuing on
12 with the December 8th slide.

13 BOARDMEMBER ULLENSVANG: Can I ask
14 how the regulators are considering future use in
15 the groundwater supply issue?

16 BOARDMEMBER FUENTES: We have an
17 actual item. There's some debate with regards to
18 what criteria would be used.

19 BOARDMEMBER WORK: I'll take a stab
20 at answering your question. There are federal
21 guidelines that EPA, the federal agencies, are
22 supposed to follow in identifying what groundwater
23 sources are deemed drinking water sources. There
24 are, basically, three classes. This is like a
25 gross oversimplification.

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1 Under these federal guidelines anything in
2 Class 1 or Class 2 would be considered a potential
3 drinking water source. Anything in Class 3 is
4 sketchy whether or not it would be considered a
5 potential drinking water source. But to qualify
6 for Class 3, the water has to be pretty undrinkable
7 to begin with. It takes into account things like
8 salinity in excess of 10,000 tds.

9 Anyway, the reason we are talking about this
10 is that both the state test and the federal test
11 would apply. In some cases the state's
12 requirements are a little less stringent. And the
13 reason we're talking about it, is that the Army is
14 asserting that in certain areas of the Presidio we
15 do not have a potential drinking water source. So
16 it's the test of that area in comparing with all
17 the state criteria that failed, and falls out of
18 the state's realm of potential drinking water.
19 Then it goes through the federal test to see if it
20 would stay in as a federally designated Class 1 or
21 Class 2 drinking water source. And if that were
22 the case, even if the state should step aside and
23 say we are not protecting the federal MCLs, it
24 would probably become ARARs.

25 BOARDMEMBER ULLENSVANG: I was trying

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1 groundwater expressing itself at the surface.

2 BOARDMEMBER ULLENSVANG: So the
3 potential eco threat of groundwater discharging to
4 surface water was discussed at the meeting?

5 BOARDMEMBER HENDERSON: Yes. Whether
6 it's happening or not --

7 BOARDMEMBER ULLENSVANG: I'm not
8 seeing --

9 BOARDMEMBER WORK: To tell you the
10 truth, I can't remember, my own vague memory,
11 whether the surface water expression at
12 Battery/Howe Wagner and its eco impact was
13 discussed. We did touch upon the subject at a
14 couple of other areas, like the Nike swale, El
15 Polin Spring. So to answer the second part of your
16 question: How do we make sure you guys have a
17 voice to raise these questions? Well, at these
18 meetings, I don't know how you do. As you know, we
19 have our debriefing sessions with you. I know you
20 have issues with that. So I know that's probably
21 not a satisfactory answer.

22 BOARDMEMBER WILKINS: All right. Any
23 other questions about this issue? Okay, that
24 concludes the FS update. We can take a break now
25 and move onto the Independent Technical Review,

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1 to go a little bit further than that. At some
2 sites it may not be clear to everyone who's
3 currently in the Army/Regulator discussions, where
4 groundwater is discharging to surface water, as
5 such, that surface water protection would be the
6 use of aquifers, and how would that information get
7 factored into those discussions? I mean, have the
8 regulators gone through all of the comments to see
9 what sort of discussion should be put into the
10 record? I mean, how do we get in to sample
11 Battery/Howe Wagner? If it is not a human potable
12 water -- the Park and the Trust have disagreed with
13 that. If it were to be determined that it is not a
14 drinking water source there is a high potential of
15 discharge of surface water in that area, with an
16 eco threat that could come from a contaminated
17 groundwater source in that area, and if that's
18 something that is known by the regulators going
19 into the meeting. And if it's not, how do the
20 other stakeholders, not just the Park or the Trust,
21 but the community members, too, get that
22 information into this discussion?

23 BOARDMEMBER HENDERSON: That was
24 discussed. Battery/Howe Wagner was one of the
25 areas that we discussed, and the potential of

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1 after we take a break.

2 (Break)

3 FACILITATOR KERN: The next item on
4 the agenda is the Independent Technical Review.

5 BOARDMEMBER WILKINS: I'm going to
6 talk about the Independent Technical Review. You
7 should have a copy of the slides which look like
8 this, and there should also be in your information
9 packet, a letter dated November 30, where I
10 presented the Independent Technical Review
11 Program.

12 The Independent Technical Review Program is a
13 program sponsored and funded by the Army
14 Environmental Center. The primary purpose of the
15 Independent Technical Review -- previously known as
16 peer review -- is to provide an independent
17 technical evaluation on selected sites at both
18 active and closed military facilities to determine
19 if the installation and its contractors are on the
20 right track in managing environmental cleanups at
21 their facilities.

22 The Independent Technical Review program has
23 been in place for about three years. There are,
24 approximately, eight to ten facilities where they
25 have completed independent technical reviews. One

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1 of those is Fort Ord.

2 I distributed by Email to Mark, a copy of the
3 Fort Ord Independent Technical Review, so if you
4 wanted to see a copy of that, you could get
5 together with Mark, or he could forward the Email
6 out. So we have provided what a completed report
7 looks like for a base that's here in California and
8 has similar controversial issues, like ones here at
9 the Presidio.

10 Unfortunately, I don't have a map that shows
11 where we have done independent technical reviews
12 across the country. That map is being updated, and
13 as soon as I do get that, then I will provide that
14 to you, as well.

15 Here are the goals of the program.
16 Basically, what this program does, based on the
17 directives from the Department of the Army's BRAC
18 Office, this independent technical team comes down
19 here, and they put the installation -- I'll use the
20 analogy of a courtroom -- of the Corps of
21 Engineer's technical team and the Army's
22 consultant, and they put us on the witness stand,
23 and they question us about what we're doing at the
24 selected sites that are under review, and why have
25 we chosen to take the actions we have, and do what

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1 characterizing the site, but based on what you
2 found, or based on the risk cleanup approach that
3 you implemented here, your remedy is too extreme.
4 You don't need to implement this significant of a
5 remedy, based on the risk posed by the
6 contamination at this site."

7 So they could offer technical opinions in
8 either direction. So you get that fringe benefit
9 that's going to affect cost, and things like that.
10 So I think one of the driving reasons that the BRAC
11 Office wanted to look at the Presidio, is because
12 of the enormous amount of money that was spent here
13 over the years, and to have this external technical
14 team come out and say, "Do the conditions and
15 situations at the Presidio warrant this type of
16 expenditure of funds, or does it not?" But I want
17 to emphasize, that's not the only reason.

18 BOARDMEMBER O'HARA: What input is
19 there by the stakeholders?

20 BOARDMEMBER WILKINS: Well, none,
21 directly. But the stakeholders are invited to sit
22 in these meetings during the week that this review
23 takes place. So what the installation is
24 responsible for is providing information about
25 these sites to the technical review team, and they

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1 we are doing. And those actions include:
2 Sampling; data quality; management; proposed remedy
3 selection, if that's been determined, all of those
4 types of things. They're going to be providing
5 their technical opinion about.

6 BOARDMEMBER O'HARA: What is the
7 purpose for this?

8 BOARDMEMBER WILKINS: Well, in
9 addition to what I just said, I think the only
10 other real purpose is kind of an additional kind of
11 fringe benefit. If the independent technical
12 review team comes down, the sites that we're
13 looking at are, Landfill E, Fill Site 1, Landfill
14 2, and the Baker Beach disturbed areas. We're in
15 discussion right now to, perhaps, include
16 Battery/Howe Wagner and the Building 207/231 site
17 as well, and put those other two in there in place
18 of some of the Baker Beach disturbed areas.

19 But in addition to what I said, and what
20 you've seen on the slides here, it's also providing
21 a technical assessment that says, "Based on what
22 you've done here, you either need to do more, you
23 may need to take more samples to adequately
24 characterized the site before you proceed with
25 remedy selection. Or you've done a good job

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1 review that. So we provide them data from the RI,
2 the Feasibility Study, the comments from
3 stakeholders.

4 For example, we gave them a copy of the
5 Landfill Resolution; we gave them a copy of the
6 Trust Alternative Remedy Document; we gave them a
7 copy of the RAB Alternative Document from earlier
8 this year; we gave them copies of the Groundwater
9 Monitoring Reports, things of this nature.
10 Basically, any of the documents that we have that
11 relate to the data at the site in terms of
12 sampling, soil borings, groundwater monitoring
13 data, that type of thing, we provided all that to
14 them. And that's what they review as they
15 formulate their opinions.

16 In addition to providing them those written
17 materials, then we have to sit through a week of
18 where they grill the installation representatives
19 on all of these sites. So we give a
20 seven-to-ten-minute presentation about the site.
21 We have asked the Presidio Trust to support this
22 effort by giving a seven-to-ten-minute presentation
23 on what the reuse is for each of these sites. And
24 then we follow that up with a discussion and
25 questions that they have about all the data that

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1 they review.

2 BOARDMEMBER O'HARA: Well, those
3 areas of the Presidio that are not under the
4 management of the Trust, but by the Park Service,
5 will the Park Service have an opportunity to
6 discuss reuse?

7 BOARDMEMBER WILKINS: Yes. Because
8 the Baker Beach disturbed area will be one of the
9 sites under the technical review. I'm not sure if
10 you're familiar with the geographic separation
11 between the Trust and the Park Service, but the
12 Park Service has the authority over the Baker Beach
13 area. All the other sites follow in the parcel
14 that's managed by the Trust.

15 Again, we've asked them if they wanted to do
16 it, to team up on the presentation for all the
17 sites, so that's up to them how they want to do
18 that.

19 MS. REACHKOF: I would just like to
20 say that we appreciate the opportunity to present
21 the reuse, but if you are going to make any change,
22 Dave, to what the sites are going to be, the sooner
23 you let us know, the better for us.

24 BOARDMEMBER WILKINS: That's only
25 something that's come up in the last 48 hours, and

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1 do this. So it doesn't matter who the contractor
2 is, it matters what you want to do at the site and
3 why you want to do it. Is it justified? Is it a
4 technically defensible or reasonable position to
5 want to take this particular action?

6 BOARDMEMBER HOOPER: Well, I ask in
7 part, because I heard from your own mouth, unless I
8 misinterpreted it, I have heard you complain about
9 the "gravy train," that some of these contracts
10 have led to a significant expense.

11 BOARDMEMBER WILKINS: No, it's not
12 the contracts that are the expense, it's what the
13 contractors are doing, and that's based on actions
14 and agreements made between the Army and the
15 regulators and the stakeholders. It has nothing to
16 do with the contractors. So if you had that
17 perception, that perception is wrong.

18 BOARDMEMBER ULLENSVANG: I have a
19 question for a site such as 207, where a remedy has
20 not been proposed. How will that go into the
21 review process where there's nothing for them to
22 say that's a good or bad remedy, since there's been
23 none proposed?

24 BOARDMEMBER WILKINS: Well, that's
25 one of the things that we're going to talk about

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1 we're going to finalize everything tomorrow, so
2 we'll let you know as soon as we know that. We're
3 probably going to add Battery/Howe Wagner and the
4 207/231 site, but it's just a matter of which of
5 the Baker Beach disturbed areas are going to be
6 replaced by those other sites.

7 BOARDMEMBER HOOPER: Will they be
8 reviewing the competitive bidding system in
9 contracts?

10 BOARDMEMBER WILKINS: No. This is
11 only a technical evaluation of these contaminated
12 sites.

13 BOARDMEMBER HANDEL: That element is
14 not a part of this evaluation. No matter who does
15 the contracting it will follow federal acquisition
16 requirements, which is required to be competitive.

17 BOARDMEMBER WILKINS: That's not an
18 issue that they're going to look at. All they are
19 looking at -- and I'll just use this as a
20 hypothetical -- are things such as: Does it make
21 sense to excavate the landfills in question here,
22 or does it make sense to do something else? And
23 they're going to look at all the technical issues
24 that go into that particular remedy position, if
25 that were known at the point that they're going to

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1 before we make our final decision on that site. I
2 think it's one of the sites that we'd like to look
3 at, but that's something that we're going to have
4 to discuss a little more before we decide we're
5 going to do that, include that site, in this review
6 process. And certainly, if we do, that certainly
7 means that we're going to have to be prepared to
8 defend that, talk about it, whatever.

9 BOARDMEMBER ULLENSVANG: Defend
10 what?

11 BOARDMEMBER HENDERSON: For the
12 207/231 site, we had a range of remedies that we
13 discussed, so those actually could be the topics of
14 the --

15 BOARDMEMBER WILKINS: Right, that's
16 what I'm saying.

17 BOARDMEMBER ULLENSVANG: So they're
18 going to review all the remedies that were
19 considered and --

20 BOARDMEMBER WILKINS: Right. And
21 they might provide their technical opinion about
22 what they think is the most preferred remedy based
23 on the review of all the data regarding that site.

24 BOARDMEMBER GEMMIL: The consulting
25 thing. You know, you talk about the enormous

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1 amounts of money that's been spent on the Presidio,
2 and most of that money has been for consulting
3 characterization for the RI and the Feasibility
4 Study. And it sounds like what's happening now is
5 the Army is coming in, they don't feel confident
6 with the consultants, they are coming in and doing
7 their own technical review. I mean, if they're
8 comfortable with the consultants, why do they have
9 to look again at levels of risk reduction for
10 intended use, and cost-effective site closeout,
11 selected remedies? Is this a question that they
12 don't feel confident with these expensive
13 consultants?

14 BOARDMEMBER HANDEL: I think it's
15 more they want to evaluate their program as a whole
16 across the nation. They want to make sure there's
17 consistency. They're doing a QA check, if you
18 will, just to look over the shoulder of their
19 installation commands, to make sure all the correct
20 decisions are being made. The BRAC Office is
21 responsible for spending all this money. They want
22 to make sure that it is done properly. So it's a
23 way for them to do that evaluation. A QA/QC is
24 common in every element of manufacturing,
25 bookmaking. It's prevalent throughout everything.

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1 analysis, soil samples. Every 20 percent, we
2 collect another one, and have that analyzed. In
3 addition to that, the Corps collects samples as
4 well, and sends them to a different laboratory to
5 evaluate the work that's been done by the primary
6 laboratory. It's kind of done across the board.

7 BOARDMEMBER GEMMIL: But it seems to
8 me like it's very late in the process. We're
9 passed the Feasibility Study phase.

10 BOARDMEMBER HANDEL: I don't think
11 it's necessarily focused on the FS process or the
12 RAP process. At some sites they are doing
13 investigative work. They may focus on the adequacy
14 of an investigation, if it was done well enough.
15 Again, it's a shame that Dave doesn't have the map,
16 because there are sites all around the United
17 States, they are not all in the FS process stage,
18 they're throughout the range of the process, from
19 the RI/FS, and even in the early stages of site
20 investigation.

21 BOARDMEMBER GEMMIL: Well, at early
22 stages I can see this happening, but at this late
23 stage it doesn't quite make sense. I mean, we're
24 at the stage of the Feasibility Study and proposed
25 remedies --

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1 And this is just a way it's being implemented in
2 the BRAC Cleanup Program.

3 BOARDMEMBER WILKINS: You shouldn't
4 get hung up on this issue about consultants. This
5 effort is not to come out here and evaluate the
6 Army contractors. It's to evaluate what the
7 installation has done in terms of evaluating
8 contaminated sites and evaluating proposed remedies
9 for those sites, and that's it. That's what it's
10 there to do. I mean, we're not evaluating the cost
11 efficiencies and operating efficiency of any
12 particular contract.

13 The other thing that I would say, is this
14 type of thing is very common throughout industry.
15 Very common throughout the regulatory industry.
16 The EPA does this all the time. They have
17 independent technical reviews done by external
18 folks outside of EPA, or maybe within the EPA, that
19 evaluate what the EPA is doing at various sites,
20 RICRA closures, Superfund sites, whatever. This is
21 no different than what's done throughout all types
22 of industry, both in the public and private
23 sector.

24 BOARDMEMBER HANDEL: As an example
25 here at the Presidio, we collect samples for

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1 BOARDMEMBER HENDERSON: I think it
2 makes great sense right now, because of the fact
3 that we are looking at revising some portions of
4 the FS. So this is an excellent check on this
5 point.

6 BOARDMEMBER HANDEL: They may look at
7 our RI information that we provided, and they may
8 say, "Well, at this site you don't have enough data
9 to make a good decision. You need to go out and
10 collect some more data." So I think it is a good
11 thing, truthfully.

12 BOARDMEMBER WILKINS: You shouldn't
13 be concerned about the lateness, how early, when
14 this happens in the process, because it doesn't
15 really matter. Depending on when they come out,
16 they still provide the same technical review, it's
17 just that they're evaluating the sites at whatever
18 particular stage in the development process they
19 may need it. It doesn't matter.

20 BOARDMEMBER HULTGREN: Will these
21 meetings or investigations be open to the public,
22 generally? And second, will there be any kind of a
23 report made to the public of their findings?

24 BOARDMEMBER WILKINS: Yes, the
25 meetings will be open to the public, and you'll see

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1 that in the schedules. I was going to get to
2 that. The answer is, yes. There will be a report
3 within 30 days after the completion of the week.
4 The independent technical review team will provide
5 a report to the installation on their
6 recommendations, and you're all welcome to look at
7 that as soon as I have it in my hand.

8 BOARDMEMBER O'HARA: I hate to beat a
9 dead horse, but in the introduction to this Base
10 Realignment Closure Independent Review
11 Implementation paper, Item 1.1, it says: "This
12 process was previously known as Peer Review.
13 However, numerous comments indicated that another
14 name would more accurately capture the nature of
15 the review." What does that mean? I understand
16 what peer review is, because I go through it all
17 the time. But "numerous comments," what does that
18 mean?

19 BOARDMEMBER WILKINS: Well, I would
20 say, that if you have an opportunity to participant
21 in the review, that you ask that question to the
22 AEC program manager for this program. I don't know
23 what comments that they have about this peer review
24 stuff from other facilities. I don't know why that
25 drove them to change the name.

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1 this is, is just a normal box presentation. I
2 mean, I think it's more important to pay attention
3 to what's going to happen during that week, and not
4 get caught up in the semantics on the slide. My
5 intention is not to have these slides be confusing,
6 and certainly, I don't want to have what I'm saying
7 to be confusing either. I mean, it's a pretty
8 straightforward process. I didn't ask these guys
9 to come out here. They told me this was going to
10 happen. I have to make sure that all my ducks are
11 in order to host them when they come out here.
12 They are putting my program, our technical staff
13 from the Corps, and the consultants we've hired, on
14 the hot seat in terms of what we've done with these
15 selected sites, and where we're going to go with
16 them.

17 BOARDMEMBER NATHEL: Is the
18 independent technical review committee
19 compensated?

20 BOARDMEMBER WILKINS: Yes, of
21 course.

22 BOARDMEMBER NATHEL: Well, "Yes, of
23 course," means they are compensated, they're paid
24 to do this, or their expenses are paid?

25 BOARDMEMBER WILKINS: Yes, they are

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1 BOARDMEMBER O'HARA: You're spending
2 an awful lot of time tap dancing up here trying to
3 explain something, and have confused a lot of
4 people about what a peer review is, if this, in
5 fact, is a peer review, or an equivalent thereof.

6 BOARDMEMBER WILKINS: Well, I hope
7 that I'm not confusing you. I mean, if you're
8 confused because you have a specific idea of what
9 peer review is in your mind, versus what the Army
10 thinks peer review is, maybe that's one of the
11 reasons why they changed the name, so that it
12 wouldn't be confused with what is done within the
13 industry under the name, "peer review." Maybe
14 that's why they changed the name. I mean, I think
15 it is pretty clear what this thing is supposed to
16 be doing. I think I explained it fairly well. I
17 don't know what's confusing about what they intend
18 to do when they come out here, and they're looking
19 at these five or six sites.

20 BOARDMEMBER HANDEL: I think the
21 intent is to brief here; as questions come up, they
22 get answered. I think that's what Dave is doing,
23 or he's certainly trying to do that.

24 BOARDMEMBER WILKINS: I'm here to
25 answer any questions about this, certainly. All

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1 paid to do this review, and all the work that's
2 entailed in the review, and the expenses for flying
3 out here, and their accommodations, and all the
4 cost of them spending their professional time to
5 compile a report, and to sit in these meetings all
6 week. They're paid to do that.

7 BOARDMEMBER NATHEL: By who?

8 BOARDMEMBER WILKINS: By the Army
9 Environmental Center.

10 BOARDMEMBER HOOPER: I am most
11 concerned about the middle bullet. Established
12 consistency of restoration decisions. You know, we
13 have cleanup sites where a 10-foot fence is put
14 around a drinking system in different communities.
15 What we are talking about here? I mean, I'm just
16 concerned that our cleanup efforts could be scaled
17 down in an effort to meet some standard across the
18 board consistency.

19 BOARDMEMBER WILKINS: That's not what
20 this means. And, in fact, this is something that's
21 been going on ever since this program was started.
22 And that's why John Buck, from the Environmental
23 Center, has been involved in the program, because
24 the Army Environmental Center is the lead proponent
25 for developing environmental policy for the Army.

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1 So from their purview, they look across the entire
2 nation, at not only closed facilities and
3 realignment facilities, but also active sites. So
4 they want to be able to look at a perspective of
5 this consistency. That doesn't mean that the
6 decisions we make at the Presidio need to be
7 exactly the decisions made at a facility in New
8 York, that's not what it's saying.

9 What this does do, by evaluating what goes on
10 at the Presidio, you have the ability to measure
11 consistency within the decision-making process and
12 the decisions that are actually implemented. I
13 think that's something that the Army has a right to
14 look at, but it's not to say or to minimize the
15 site-specific issues at each individual facility.

16 BOARDMEMBER HOOPER: So does it mean
17 that it would measure, or was used as a standard of
18 measurement, the responsiveness to community
19 concerns?

20 BOARDMEMBER WILKINS: No, it's not
21 even going in that direction. All this statement
22 means, is that the Army Environmental Center --
23 this is what they do, that's their function -- they
24 look at environmental cleanup action, environmental
25 policy issues all across Department of Defense

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1 else?

2 What they are trying to say is, for similar
3 sites, is the Army doing similar things? And
4 again, if a site, because of other things, makes it
5 not similar, you may have to do more or less at a
6 given site. What they're looking at is, are we
7 applying federal laws the same everywhere? State
8 laws are somewhat different. I think that's the
9 intent of what that statement does.

10 BOARDMEMBER GEMMIL: I'm feeling very
11 troubled by this, too, because the Presidio is
12 rather unique. I think that there's 220 military
13 bases that have been closed across the country, but
14 we're the only one that's become a national park.
15 So this consistency of restoration decision makes
16 me very uneasy, because we have to have a higher
17 cleanup standard here because it's going to be
18 national park, and also because land reuse is not
19 coming in here.

20 I'm hearing that the Trust gets to make a
21 seven-minute presentation on site reuse, and that's
22 as much time and attention that's going to be given
23 to site reuse. I think this is a critical factor
24 here, all important, in deciding what restoration
25 decisions are made, what the land use is going to

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1 facilities. And by doing that, they're able to
2 understand consistency and understand where there
3 is not consistency, and develop policy to try to,
4 if necessary, to do that, to try to put things back
5 on track if things need to be put back on track.

6 BOARDMEMBER HOOPER: We've certainly
7 seen how the Army can take an issue like lead
8 cleanup, and say we have to deal with this
9 evenhandedly across the nation. Why couldn't they
10 strike that same perspective on any issue?

11 BOARDMEMBER WILKINS: I'm not going
12 to get into a discussion about why the Army has the
13 legal and technical position it has regarding --

14 BOARDMEMBER HOOPER: I'm trying to
15 understand it.

16 BOARDMEMBER HENDERSON: I think what
17 they're trying to look at is -- say, Army-wide, if
18 you had an underground storage tank that had diesel
19 in it, and similar sites, I think what they're
20 trying to say, is at similar sites, with similar
21 levels of public input, is the Army doing
22 consistent work at those sites? Would I be
23 cleaning up to some very large number at one site,
24 or spending \$100 million to clean up a similar UST
25 here, but only spending \$50 to do nothing somewhere

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1 be. For instance, taking out the landfill is
2 probably not included in any other military bases
3 where it might be necessary. And so this
4 consistency of restoration makes me very
5 uncomfortable.

6 BOARDMEMBER WILKINS: Again, I think
7 that you're getting hung up on the semantics of
8 this. This does not discount the site-specific
9 issues at the Presidio. This is from an agency
10 that has the responsibility for developing and
11 implementing environmental policy for the Army, and
12 they need to be able to look at all of their
13 sites. And you can develop trends by looking at
14 all of your sites, that's all this statement
15 means. It doesn't mean that anything is going to
16 be discounted from a site-specific standpoint at
17 the Presidio. It doesn't mean that. And with
18 regard to presentation that the Army is going to
19 have, it's only going to have a seven-minute
20 presentation about the site, but the review team is
21 going to be looking at the reuse plan. The entire
22 document that the Trust wrote is being provided to
23 them. So even though there's a seven-to-ten-minute
24 presentation, they're going to have this entire
25 document to look at, plus all the comments on the

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1 1997 Feasibility Study as they relate to these
2 specific sites. So they're going to have the full
3 slate of information that's available, they're not
4 going to have any shortcuts with them.

5 FACILITATOR KERN: I think we've got
6 a number of items remaining on our agenda. There
7 are certainly a lot of very important issues being
8 raised. I would ask people, if they would begin to
9 jot some of those questions down, and we need to
10 let Dave get through his presentation and continue
11 to offer those comments if we continue to have
12 unanswered questions.

13 BOARDMEMBER MONAGHAN: I notice it's
14 the week of our RAB meeting, are you going to
15 invite them to the meeting?

16 BOARDMEMBER WILKINS: If they want to
17 come.

18 All right. So this is what the Army
19 Environmental Center looks for when they're trying
20 to nominate and select people. From what I
21 understand, this particular slide is going to be
22 updated in terms of the years of experience with
23 the speciality areas that they're looking for.
24 This gives a good idea what it was in the past.
25 This is who it's going to be. Everybody up here is

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1 completion of the review week.

2 These are ground rules for the independent
3 technical review. They're going to bring out a
4 facilitator with them. As you can see, the
5 facilitator's name is on the list of people. Ernie
6 Owens is the facilitator.

7 The last thing I want to talk about, you
8 should have these last two pages as part of your
9 packet. This is the agenda as it stands right
10 now. I don't expect that it will change, except
11 some of the sites may change, as I mentioned
12 previously.

13 So this is what's going to happen. They get
14 out here on Monday, January 11. The Army group
15 takes them on a site tour of the sites. The next
16 morning we have some opening remarks from the Army
17 Environmental Center folks and the Department of
18 the Army BRAC Office, then we actually get into the
19 review of the sites. Again, this is where the Army
20 gives its seven-to-ten-minute presentation on the
21 site, and that's followed by the
22 seven-to-ten-minute reuse presentation by the Trust
23 and Park Service. Then we go into a technical
24 discussion where they do all their asking questions
25 and all that, and the Army responds. And we just

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1 working with the Army agency, and will be the
2 members of the technical review team. I don't know
3 any of these people. I can't answer any questions
4 about them. You can see what their area of
5 expertise is. This just describes a process of
6 what we went through.

7 The BRAC Office says that you will have an
8 independent review done on your site. They
9 notified me. We're in the information gathering
10 stage right now, responding to the questionnaire
11 that's in that packet. I am going to send out a
12 subsequent letter explaining the requirements, that
13 there are no requirements, for this
14 information-gathering process for anyone except the
15 Army. So in the packet that you have, disregard
16 that. I sent out a subsequent letter to the
17 primary folks telling them not to worry about
18 that. The Army is responding to the questionnaire,
19 and we're putting together the information packet
20 to provide the information review team with that,
21 and then they go through the document review, and
22 then they come out here for the meeting. And I'll
23 go through that in a second, as well. Then they
24 prepare their recommendation report, which you
25 asked about, which is done within 30 days after the

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1 go through that same process all the way through
2 Tuesday, Wednesday and Thursday. Then on Friday,
3 that's the day for the review team to kind of
4 conference among themselves, and try to jell some
5 of the information that they gathered during the
6 week and get ready to head out of town. Then off
7 site to begin the recommendation report.

8 So that's generally what the scenario is and
9 how it's going to go. All of you are invited to
10 attend. I know this is happening during the course
11 of normal business days, but if you are available,
12 you're welcome to sit in. This isn't a closed,
13 private, secret, or otherwise exclusive situation,
14 so you're welcome to participant as much as your
15 time allows you to.

16 It's not definite, but right now it looks
17 like it will be held at the 91st Division
18 Conference Room at East Fort Baker, but that's
19 still to be confirmed. We prefer to have a place
20 on the Presidio, but it doesn't look like we're
21 able to find a place.

22 MS. REACKHOF: On the first day they
23 are coming and doing a site tour, we'd like to be
24 included in that site tour. If you could arrange
25 that, we would appreciate that. I know that the

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1 Trust and Park Service would like to come along in
2 the van.

3 BOARDMEMBER WILKINS: All right.

4 I'll ask about that. I don't think that would be
5 an issue, but I'll just double check.

6 FACILITATOR KERN: If you have any
7 other questions after reading this, you can get
8 them to Dave. Thanks, Dave. Monthly Reports.

9 BOARDMEMBER HANDEL: Monthly reports
10 for Crissy Field. I have a schedule in front of
11 me, as do all of you. I would ask that you take
12 that schedule out, because there's an error in it.
13 It's the fourth page in the document that looks
14 like this in your text.

15 The sites that we are currently working on
16 are the 950 site. The completion for excavation
17 date is correct, that's the 16th, I believe
18 tomorrow.

19 Building 937, that's the date that's
20 incorrect. That's, 12-23-98, we'll be finishing
21 excavation there.

22 The next site is Building 923 through 937,
23 we'll be completing there tomorrow, as well.

24 If you go down to the Rifle Institute,
25 further down the page, that date is correct, the

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1 scheduled to complete those activities in January
2 of 1999.

3 The next site was the 680 site. Remediation
4 has been complete there for a few weeks. We're
5 doing site restoration. Paving will occur in the
6 courtyard, probably, in the next two or three
7 weeks, and then we'll prepare a closure report,
8 late January to early February.

9 The golf course excavation and commissary
10 area excavation. Both of those activities are
11 under scoping contracting activities at this time.
12 I do not have a specific schedule when we would be
13 doing that physical work.

14 FACILITATOR KERN: Thanks, Bruce.
15 One action item would be the EPA lead-based paint
16 discussion at the next RAB meeting. I would assume
17 that we'll hear further update on meetings with the
18 regulators. I think I would continue to let the
19 Army know that public members would like to sit in
20 on those technical meetings, offer comments.
21 Concurrently, we would like to have them reconsider
22 their position about that.

23 Any other agenda items people can think of?
24 Without objection, we're adjourned. Happy holidays
25 to everybody. See you in the new year.

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1 17th. As well, the 17th for the 924 firing range.
2 Although, I think we finished that excavation
3 today.

4 So for Crissy Field, it appears we're going
5 to complete all our excavations for the holidays.
6 And adjacent to that are dates that show when the
7 interim summary will be provided to the Army Corps
8 of Engineers. That's not the date that they'll be
9 submitted to DTSC.

10 The Nike Facility, we are probably two-thirds
11 of the way done. In all three magazines we have
12 opened the doors that are covering them, we've
13 removed the hydrocarbon fluid. We've pumped all
14 the water out of two of them, and about half of the
15 third one. We have removed asbestos-containing
16 materials in two of them. There's one remaining,
17 and we need to wait until all the water is pumped
18 out of that. We're pressure washing the walls in
19 one of them, actually, it looks like two of them
20 are complete. And then there's a smaller area
21 beneath the lift where we still need to do that
22 activity.

23 Remaining for all three magazines, we're to
24 secure the doors on the top and then do an
25 inspection with the Trust. We're currently

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CLARK REPORTING (510) 486-0700

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REPORTER'S CERTIFICATE

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4 I, Elizabeth Valstad, do hereby certify that
5 the foregoing is a true and correct statement of
6 the testimony and proceedings had in the
7 within-entitled matter and that the same is a full,
8 true and correct transcription of the shorthand
9 notes as taken by me in said matter.

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12 Dated: At San Francisco, California this
13 _____ day of _____, 1998

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17 _____
18 Elizabeth Valstad
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RESTORATION ADVISORY BOARD MEETING
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